THIS INSTRUMENT PREPARED BY:

Kelly L. Worman
Baker, Donelson, Bearman, Caldwell & Berkowitz, P.C.
Suite 800
Baker Donelson Center
211 Commerce Street
Nashville, Tennessee 37201

BILL GARRETT, Davidson County
Trans:T20100003419 DEEDQC
Recvd: 01/19/10 13:34 4 pgs
Fees:22.00 Taxes:0.00
20100119-0004330

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Tower 401 Broadway, LLC 250 W. Main St., Suite 101 Woodland, CA 95695	Same	93-6-4/10

For and in consideration of the sum of $10.00 cash in hand paid, **DM REALTY GROUP, LLC**, a Delaware limited liability company (the "Grantor"), does hereby quitclaim and convey unto **TOWER 401 BROADWAY, LLC**, a Delaware limited liability company (the "Grantee"), all of its right, title and interest in and to that certain tract or parcel of land and improvements in Davidson County, Tennessee, more particularly described on **EXHIBIT "A"** attached hereto and incorporated herein by reference (the "Property").

This is improved property located at 401 Broadway, Nashville, Davidson County, Tennessee.

The Property is conveyed subject to any and all limitations, restrictions and encumbrances as may affect the Property.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

[signature appears on following page]

IN WITNESS WHEREOF, the Grantor has hereunto set its hand this 31st day of December, 2009.

GRANTOR:

DM REALTY GROUP, LLC, a Delaware limited liability company

By: David Marks

Name: David Marks
Its: Sole Member

STATE OF CALIFORNIA)
) ss.
COUNTY OF YOLO)

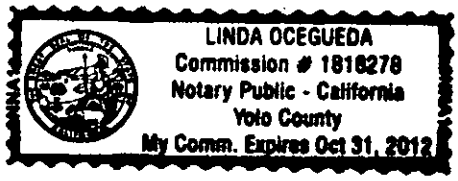
On December 31, 2009, before me, Linda Ocegueda, notary public, personally appeared David Marks, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Linda Ocegueda
(Notarial Seal)

Commission expires Oct 31, 2012



[affidavit of consideration appears on following page]

STATE OF California
COUNTY OF Yolo

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me, this the 31 day of December 2009

Notary Public

My Commission Expires: Oct 31, 2012

LINDA OCEGUEDA
Commission # 1816278
Notary Public - California
Yolo County
My Comm. Expires Oct 31, 2012

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Stolman Investments, as shown on plat of record in Plat Book 6900, page 575, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to DM Realty Group, LLC, by Special Warranty Deed of record as Instrument Number 20081231-0124054, Register's Office for Davidson County, Tennessee.