Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
PARK PLACE RETAIL PARTNERS c/o Brookside Properties, Inc. 2002 Richard Jones Road Suite 200-C Nashville, Tennessee 37215	104-3-26 104-2-396 104-2-398 104-2-399	c/o Brookside Properties, Inc. 2002 Richard Jones Road Suite 200-C Nashville, Tennessee 37215

This instrument prepared by: Bradley Arant Boult Cummings LLP (apc)
1600 Division Street, Suite 700, Nashville, TN 37203

BILL GARRETT, Davidson County
Trans:T20100063343 DEEDQC
Recvd: 10/06/10 12:11 4 pgs
Fees:22.00 Taxes:0.00
20101006-0080054

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, HDJ PARK PLACE, LLC, a Delaware limited liability company (the "Grantor"), by these presents hereby sells, assigns, and quitclaims to PARK PLACE RETAIL PARTNERS, a Tennessee general partnership (the "Grantee"), Grantee's successors and assigns, an undivided forty-one and two hundred eighty-five ten thousandths percent (41.285%) fee simple interest in all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described in Exhibit A, which is attached hereto and incorporated herein by reference (the "Property").

This is improved property known as Park Place Shopping Center, Nashville, Tennessee.

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 30th day of Sept., 2010.

Notary Public
My Commission Expires: 4-7-13

KATHY A. CAMPBELL NOTARY PUBLIC ALABAMA-STATE AT LARGE

KATHY A. CAMPBELL NOTARY PUBLIC ALABAMA STATE AT LARGE

IN WITNESS WHEREOF, the Grantor has executed this Deed as of this 30th day of Sept., 2010.

HDJ PARK PLACE, LLC, a Delaware limited liability company

By: HDJ CAPITAL PARTNERS, LTD., an Alabama limited partnership, Sole Member

By: Joyce Management Co., Inc., an Alabama corporation, General Partner

By: Joyce M. Eidson
Joyce M. Eidson, President

STATE OF Alabama)
COUNTY OF Cullman)

Before me, Kathy Campbell, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Joyce M. Eidson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the President of Joyce Management Co., Inc, an Alabama corporation, which is the General Partner of HDJ Capital Partners, LTD., an Alabama limited partnership, which is the Sole Member of HDJ Park Place, LLC, a Delaware limited liability company, and she as President of the General Partner of such Sole Member, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office in Cullman Alabama on this the 30th day of Sept., 2010.

Kathy A. Campbell
Notary Public

My Commission Expires:
7/07/13

KATHY A. CAMPBELL
NOTARY PUBLIC
ALABAMA
STATE AT LARGE

KATHY A. CAMPBELL NOTARY PUBLIC STATE AT LARGE ALABAMA

EXHIBIT A

LEGAL DESCRIPTION

Tracts I and II

Being a tract of land lying in Nashville, Davidson County, Tennessee, also being Lot 1 of West End Home for Ladies Subdivision, 2nd revision, of record in plat book 6050, page 32, and parts of lots 2 and 7 with lot 3 and part of a closed alley from Williams Subdivision of Lot No. 55, Boyd Cockrill Spring Tract, of record in plat book 161, page 77 at the Register's office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a new chiseled "X" at the intersection of the easterly right-of-way line of 29th Avenue South, 40' in width, and the southerly right-of-way line of West End Avenue;

Thence leaving the easterly right-of-way line of 29th Avenue South with the southerly right-of-way line of West End Avenue for the following three calls:

1) North 43 deg 21 min 43 sec East, 75.38 feet to an iron rod set;

2) North 43 deg 58 min 17 sec East, 63.83 feet to an existing iron rod;

3) With a curve to the right having a radius of 1477.64 feet, a curve length of 278.70 feet, a central angle of 10 deg 48 min 23 sec, and a chord bearing and distance of North 50 deg 37 min 28 sec East, 278.28 feet to a "pk" nail set at a corner common with the property of Sara(LE) and Randy and Princess Tate, of record in Will Book 3376, page 621711;

Thence leaving the southerly right-of-way line of West End Avenue with the westerly line of said Sara(LE) Tate, South 31 deg 56 min 05 sec East, 363.60 feet to an existing iron rod at a corner common with the property of The University of Vanderbilt of record in deed instrument no. 20021021-0128760, at the Register's office for Davidson County, Tennessee;

Thence with the northerly line of said Vanderbilt, South 57 deg 51 min 02 sec West, 64.69 feet to an existing iron rod;

Thence with the westerly line of said Vanderbilt, South 31 deg 46 min 12 sec East, 16.00 feet to an existing iron rod at the northeast corner of Reserve Parcel "A" of record in plat book 6050, page 32 at the Register's office for Davidson County, Tennessee;

Thence with the northerly line of said Reserve Parcel "A", South 58 deg 22 min 33 sec West, 201.25 feet to an existing railroad spike on the easterly right-of-way line of Alley No. 915, 10 feet in width;

Thence with the easterly right-of-way line of said Alley No. 915, North 31 deg 51 min 27 sec West, 115.09 feet to a pk nail set at the intersection of the easterly right-of-way line of said Alley No. 915 and the northerly right-of-way line of Alley No. 912, 10 feet in width;

Thence leaving the easterly right-of-way line of said Alley No. 915 with the northerly right-of-way line of said Alley No. 912, South 58 deg 49 min 19 sec West, 145.07 feet to a new chiseled "X" in the easterly right-of-way line of said 29th Avenue South;

Thence leaving the northerly right-of-way of Alley No. 912, with the easterly right-of-way of 29th Avenue South, North 31 deg 53 min 49 sec West, 191.03 feet to the point of beginning, containing 126,869 square feet or 2.912 acres more or less.

Being the same property conveyed to HSW Partnership of record in Book 6182, page 910 and Book 6137, page 708 corrected in Book 6313, page 332, and the same property conveyed to HSW Partnership of record in Book 6675, page 388, at the Register's office for Davidson County, Tennessee;

Tracts III and IV

Being a tract of land lying in Nashville, Davidson County, Tennessee, also being Lots 8 and 9, on Williams Subdivision of Lot No. 55, Boyd Cockrill Spring Tract, of record in plat book 161, page 77 at the Register's office for Davidson County, Tennessee;

Beginning at a pk nail set at the intersection of the easterly right-of-way line of 29th Avenue South and the southerly right-of-way line of Alley No. 912;

Thence leaving the easterly right-of-way line of 29th Avenue South with the southerly right-of-way line of Alley No. 912, North 58 deg 49 min 19 sec East, 135.06 feet to an existing railroad spike at the intersection of the southerly right-of-way line of Alley No. 912, and the westerly right-of-way line of Alley No. 915;

Thence leaving the southerly right-of-way line of Alley No. 912 with the westerly right-of-way line of Alley No. 915, South 31 deg 51 min 27 sec East, 100.04 feet to an existing railroad spike at a corner common with the property conveyed to Old Women's Home and HSW Partnership, of record in deed book 6137, page 708 at the Register's office for Davidson County, Tennessee;

Thence leaving the westerly right-of-way line of Alley No. 915 with the northerly line of Old Women's Home and HSW Partnership, South 58 deg 49 min 19 sec West, 134.99 feet to an existing iron rod on the easterly right-of-way line of 29th Avenue South;

Thence with the easterly right-of-way line of 29th Avenue South, North 31 deg 53 min 49 sec West, 100.04 feet to the point of beginning, containing 13,507 square feet or 0.310 acres more or less.

Being the same property conveyed to Grantor by Quitclaim Deed of Record as Instrument No 20050318-0030037 and Special Warranty Deed of record as Instrument No. 20050318-0030036 in the Register's Office for Davidson County, Tennessee.