# QUITCLAIM DEED

FROM: C. Mark Carver, Trustee,
**Grantor**

This instrument was prepared by:
C. Mark Carver
Sherrard & Roe, PLC
424 Church Street, Suite 2000
Nashville, Tennessee 37219

TO: Nashville Urban Venture, LLC
**Grantee**

| Address New Owner as Follows: | Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes | Map-Parcel Numbers |
|---|---|---|
| Nashville Urban Venture, LLC<br>c/o MarketStreet Equities Co.<br>138 Second Avenue North<br>Suite 300<br>Nashville, TN 37201 | Same | Map 93-13, parcel 83<br>Map 93-13, parcel 85 |

BILL GARRETT, Davidson County
Trans:T20110035480 DEEDQC
Recvd: 06/14/11 11:37 3 pgs
Fees:17.00 Taxes:0.00
20110614-0045484

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration for this transfer is $10.00.

Affiant

Sworn to and subscribed before me, this 8th day of June, 2011.

Notary Public

My Commission Expires: TRACI BRUCE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Traci Bruce
My Commission Expires
March 3, 2014
STATE OF TENNESSEE

FOR AND IN CONSIDERATION OF the sum of Ten and No/100 Dollars ($10.00), the receipt and sufficiency of which are hereby acknowledged, C. MARK CARVER, TRUSTEE (the "Grantor"), does hereby quitclaim unto NASHVILLE URBAN VENTURE, LLC, a Tennessee limited liability company(the "Grantee"), its successors and assigns, all of Grantor's rights, title and interest, if any, in and to a certain tract or parcel of land in Davidson County, State of Tennessee, more particularly described on Exhibit A attached hereto and incorporated herein by this reference, and all improvements thereon and any mineral rights related to the property (the "Property").

The conveyance of the Property by this Quitclaim Deed is subject to any existing leases related to the Property and all matters of public record.

Executed effective the 8th day of June, 2011.

C. Mark Carver, Trustee

C. Mark Carver, Trustee

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Before me, the undersigned, a Notary Public of said County and State, personally appeared C. Mark Carver, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be C. Mark Carver, Trustee; the within named bargainor, and that he as such Trustee executed the foregoing instrument for the purposes therein contained, by signing his name as Trustee.

Witness my hand and seal, at Office, this 8th day of June, 2011.

Traci Bruce

Notary Public

My Commission Expires:

TRACI BRUCE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Traci Bruce
My Commission Expires
March 3, 2014
STATE OF TENNESSEE

EXHIBIT A

**Property Description**

Being a tract of land lying in Nashville, Davidson County, Tennessee, also being Lots 346, 347, and 348 of the Plan of McNairy West Nashville, as of record in Minute Book 1, page 15, at the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at an "X" in concrete, in the northerly right-of-way line of Pine Street, 49.5 feet in width, at a corner common with Lot 349 of said Plan of McNairy West Nashville, also being the property of Susan O.L. Bates, as of record in Deed Book 9572, page 848, at the Register's Office for Davidson County, Tennessee;

Thence leaving the northerly right-of-way line of Pine Street, with the easterly property line of said Lot 349, North 27 deg 01 min 16 sec West, 175.00 feet to an iron rod set in the southerly right-of-way line of Alley Number 233, 15 feet in width;

Thence with the southerly right-of-way line of Alley Number 233, North 62 deg 40 min 17 sec East, 150.00 feet to an iron rod set, at a corner common with Lot 345, of said Plan of McNairy West Nashville, also being the property of Ash-McNeil Welding Supply Co., as of record in Deed Book 3619, page 555, at the Register's Office for Davidson County, Tennessee.

Thence leaving the southerly right-of-way line of Alley Number 233, with the westerly property line of said Lot 345, South 27 deg 01 min 16 sec East, 175.00 feet to an "X" in concrete, in the northerly right-of-way line of Pine Street;

Thence with the northerly right-of-way line of Pine Street, South 62 deg 40 min 17 sec West, 150.00 feet to the point of beginning. Containing 26,250 square feet or 0.603 acres more or less, according to that survey dated June 25, 1999, by Cherry Land Surveying, R. Scot Cherry, T.R.L.S. No. 1512.

Being the same property conveyed to C. Mark Carver, Trustee by Metropolitan Development and Housing Agency, by deed of record as Instrument Number 20000822-0083154, at the Register's Office for Davidson County, Tennessee.