STATE OF TENNESSEE
COUNTY OF DAVIDSON

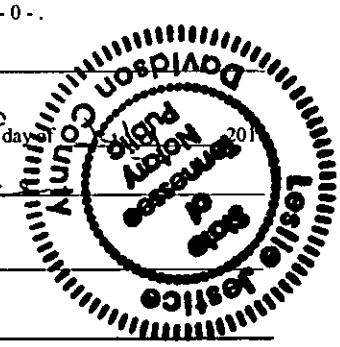
The actual consideration for this transfer is $ - 0 - .

Affiant

Subscribed and sworn to before me this 19th day of July, 2011

Notary Public

My Commission expires: 3-3-15



This instrument was prepared by:
Equitus Law Alliance, PLLC
709 Taylor Street
P.O. Box 280240
Nashville, TN 37228

Address New Owner as Follows:	**Send Tax Bills to:**	**Map-Parcel Numbers:**
Leroy J. Humphries and **John A. Beam, III and wife, Beverly S. Beam** **P.O. Box 148755** **Nashville, Tennessee 37214**	**Same**	**96-1/62.01 and 96-1/67.00**

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that LEROY J. HUMPHRIES, AND JOHN A. BEAM, III AND WIFE, BEVERLY S. BEAM for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto Leroy J. Humphries and John A. Beam, III and wife, Beverly S. Beam, as tenants in common, their heirs, successors and assigns, their entire right title and interest in and to those certain tracts or parcels of land in Davidson County, Tennessee, described as follows:

TRACT NO. I

A tract or parcel of land located in Davidson County, Tennessee, together with all improvements thereon, fixtures affixed thereto and appurtenances and being more particularly described as follows:

A tract or parcel of land located in the Fourteenth Councilmanic District, Nashville, Davidson County, Tennessee, bounded on the North of Lebanon Pike and located East of Donelson Pike, more particularly described according to survey by Jesse E. Walker, RLS, P.E., dated April 21, 1992, revised May 12, 1992, Job No. 92136, Drawing No. 92136072 as follows:

Commencing at an iron pin in the southerly right of way line of Lebanon Pike (U.S. Highway 70) said iron pin being 142.87 feet in an easterly direction from the intersection of the southerly right of way line of Lebanon Pike and the easterly right of way line of Donelson Pike and being the northwest corner of the herein described property and the northeast corner of a parcel now or formerly belonging to MeritBanc Development Corporation (formerly Hardin Service Corporation) as evidenced by deed of record in Book 6848, page 715, Register's Office for Davidson County, Tennessee; thence along said southerly right of way line of Lebanon Pike South 71° 40' 45" East 236.91 feet to an iron pin; thence leaving said southerly right of way line of Lebanon Pike South 05° 09' 15" West, 306.78 feet to an iron pin; thence North 83° 03' 40 West 256.01 feet to an iron pin; thence North 05° 54' 35" East 257.29 feet to an iron pin; thence South 70° 41' 40" East 18.00 feet to a point; thence North 07° 39' 10" East 100.00 feet to a point in the southerly right of way line of Lebanon Pike, being the point of beginning, containing 1.891 acres, more or less.

BILL GARRETT, Davidson County
Trans:T20110043628 DEEDQC
Recvd: 07/20/11 09:00 4 pgs
Fees:22.00 Taxes:0.00
20110720-0055341

Together with the permissive rights granted to Martin Theaters of Georgia, Inc. by the Crescent Company, by an agreement of record in Book 3946, page 384, Register's Office for Davidson County, Tennessee, said right being a permit of ingress and egress over and upon the adjoining real estate of the Crescent Company through the vehicular ramp and pedestrian walkway as now constructed between the South side of the hereinabove described real property and the North side of the real property owned by the Crescent Company as described in said agreement.

Being the same property conveyed to LEROY J. HUMPHRIES AND WIFE, JUDITH K. HUMPHRIES, AND JOHN A. BEAM, III AND WIFE, BEVERLY S. BEAM from Meritbanc Development Corporation (f/k/a Hardin Services Corporation) of record in Book 8631, page 602, dated May 4, 1992, and to LEROY J. HUMPHRIES, by Quitclaim Deed from Judith K. Humphries of record in Book 10681, page 953, dated November 5, 1997, said Register's Office.

Included in the above tract of land but specifically excluded therefrom is that certain tract of land contained in deed of record as Instrument No. 20010831-0094575, said Register's Office.

TRACT NO. II

Beginning at the southeast corner of Lebanon Road and Donelson Pike; thence with the southerly margin of said Lebanon Road, South 73° 18' East, 176.44 feet to a bronze cap set in concrete at the northwest corner of the property of Martin Theaters; thence South 5° 23' West, 100 feet to a bronze cap set in concrete; thence North 73° 27' West, 18 feet to a bronze cap set in concrete; thence South 4° 23' West, 26.30 feet to a standard Gulf monument; thence North 85° 30' West, 153.37 feet to a standard Gulf monument on the easterly side of said Donelson Pike; thence with same North 4° 30' East, 159.81 feet to the beginning.

Less and Except that portion thereof conveyed to Metropolitan Government of Nashville and Davidson County, Tennessee, by Gulf Oil Corporation by deed dated August 17, 1967 and recorded in Book 4166, page 556, in the Register's Office for Davidson County, Tennessee, and described as follows:

Being at the southeast corner of the present Lebanon Road and Donelson Pike and running thence with the present Southerly right of way line of Lebanon Road, South 73° 18' East, 33 feet to a point; thence Southwesterly 44.14 feet around the arc of a curve having a 25 foot radius, to a point; thence South 4° 30' East, 72 feet along the new East right of way line of Donelson Pike to the beginning of a curve to the southeast; thence Southwesterly 57.39 feet along said curve on the new easterly right of way line of Donelson Pike to a point in the Grantor's southerly property line, North 85° 30' West, 4.5 feet to a point in the present easterly right of way line of Donelson Pike; thence with said line North 4° 30' East, 159.81 feet to the point of beginning and containing 850 square feet, more or less.

Being the same property conveyed to LEROY J. HUMPHRIES AND BEVERLY S. BEAM, TENANTS IN COMMON, by Quitclaim Deed from B&H Real Estate of Tennessee, LLC, of record as Instrument No. 20031204-0174298, dated November 26, 2003, said Register's Office.

Included in the above tract of land but specifically excluded therefrom is that certain tract of land contained in deed of record as Instrument No. 20010831-0094574, said Register's Office.

THIS is improved property known as: 2801 and 2815/2817 Lebanon Pike, Nashville, Tennessee 37214.

THIS instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 12th day of July, 2011.

Leroy J. Humphries

John A. Beam, III

Beverly S. Beam

STATE OF NEW MEXICO)
)
COUNTY OF Valencia)

Personally appeared before me, the undersigned, a Notary Public of said State and County, Leroy J. Humphries,, the Bargainor, with whom I am personally acquainted, and who acknowledged that he executed this instrument for the purposes therein contained.

Witness my hand, at Los Lunas, New Mexico, this 12th day of July, 2011.

Heidi Major
Notary Public

OFFICIAL SEAL
Heidi Major
NOTARY PUBLIC
STATE OF NEW MEXICO
My Commission Expires: 8/7/11

My Commission expires: 8/7/11

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said State and County, John A. Beam, III, the Bargainor, with whom I am personally acquainted, and who acknowledged that he executed this instrument for the purposes therein contained.

Witness my hand, at Nashville, Tennessee, this 19th day of July, 2011.

Leslie Jessice
Notary Public

Leslie Jessice
Notary Public
State of Tennessee
Davidson County

My Commission expires: 3-3-15

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said State and County, Beverly S. Beam, the Bargainor, with whom I am personally acquainted, and who acknowledged that she executed this instrument for the purposes therein contained.

Witness my hand, at Nashville, Tennessee, this 16th day of July, 2011

Notary Public

My Commission expires: November 4, 2013

MEGAN BOYD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires November 4, 2013

The legal description and how title to the property is vested have been furnished to the draftsman by the Grantors, by third parties or from the record. No examination of title has been undertaken by the draftsman hereof, and no representations or warranties as to the state of title of the subject property are made. The draftsman assumes no liability as to the accuracy thereof. Failure to record this document timely may jeopardize your rights to the property.