THIS INSTRUMENT PREPARED BY: **Kevin D. Montgomery** **Premier Escrow, LLC** **4301 Hillsboro Road, Suite 300** **Nashville, Tennessee 37215** **(615) 269-0026** KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires NOV. 3, 2015	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $0.00. L Ed Daw **AFFIANT** Subscribed and sworn to before me, this 30th day of December, 2011. Notary Public My Commission Expires: _____

Address New Owners As Follows:
General Bates, LLC
650 Wedgewood Ave.
Nashville, TN 37203

Send Tax Bills To:
Same

Map-Parcel Number:
See Exhibit A for M & P

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that, GEW LIMITED LIABILITY COMPANY, a Tennessee limited liability company, ("Grantor"), for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and for good and valuable consideration, the receipt of which is hereby acknowledged, hereby releases, remises, quitclaims and gives unto GENERAL BATES LIMITED LIABILITY COMPANY, a Tennessee limited liability company ("Grantee"), all right, title and interest of the Grantor in and to certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

SEE EXHIBIT A FOR LEGAL DESCRIPTIONS

The subject property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 30th day of December, 2011.

BILL GARRETT, Davidson County
Trans:T20110082918 DEEDQC
Recvd: 12/30/11 14:51 3 pgs
Fees:17.00 Taxes:0.00
20111230-0102355

GRANTOR:

GEW Limited Liability Company, a Tennessee Limited Liability Company

L Edward Gaw

By: L. Edward Gaw, Jr., Manager

By: Jeff Gaw, Manager

By: Ken Woodard, Manager

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STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, L. Ed Gaw, Jr., Jeff Gaw and Ken Woodard with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that they is are Managers of the maker or a constituent of the maker and are authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office, this 30th day of December, 2011.

Notary Public

My Commission Expires: _____

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015

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EXHIBIT A

Map and Parcel # 131120K00100CO

Land in Davidson County, Tennessee, being Unit A of Biltmore IV Townhomes, a Horizontal Property Regime with Private Elements located at Nashville, Davidson County, Tennessee, and described in a Declaration of Covenants, Conditions and Restrictions for Biltmore IV Townhomes, a Horizontal Property Regime with Private Elements, of record as Instrument No. 20081231-0123776, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Biltmore IV Townhomes, a Horizontal Property Regime with Private Elements, contained in said Declaration, the plat filed as Exhibit "B" to said Declaration appearing in Instrument No. 20081231-0123776, and Bylaws appended thereto as Exhibit "C", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit.

Being part of the same property conveyed to GEW LIMITED LIABILITY COMPANY, a Tennessee limited liability company by deed of record as Instrument No. 20080623-0064274 Register's Office for Davidson County, Tennessee.

This property is known as 1115 Biltmore Drive, Unit A - Biltmore IV Townhomes, Nashville, TN 37204.

Map and Parcel # 131120K00200CO

Land in Davidson County, Tennessee, being Unit B of Biltmore IV Townhomes, a Horizontal Property Regime with Private Elements located at Nashville, Davidson County, Tennessee, and described in a Declaration of Covenants, Conditions and Restrictions for Biltmore IV Townhomes, a Horizontal Property Regime with Private Elements, of record as Instrument No. 20081231-0123776, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Biltmore IV Townhomes, a Horizontal Property Regime with Private Elements, contained in said Declaration, the plat filed as Exhibit "B" to said Declaration appearing in Instrument No. 20081231-0123776, and Bylaws appended thereto as Exhibit "C", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit.

Being part of the same property conveyed to GEW LIMITED LIABILITY COMPANY, a Tennessee limited liability company by deed of record as Instrument No. 20080623-0064274 Register's Office for Davidson County, Tennessee.

This property is known as 1115 Biltmore Drive, Unit B - Biltmore IV Townhomes, Nashville, TN 37204.

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