ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NO
LaGasse Properties, LLC 160 Athens Way Nashville, TN 37211	New Owner	03402010000 10402037600 10404002200 10408016000 14200020900

Prepared by and Return to:

Weldon B. White, Jr.
Attorney at Law,
109 Kenner Avenue, Suite 201
Nashville, Tennessee, 37205

BILL GARRETT, Davidson County
Trans:T20120000817 DEEDQC
Recvd: 01/04/12 15:47 7 pgs
Fees:37.00 Taxes:0.00
20120104-0000945

QUITCLAIM DEED

Know all persons by these presents, Randolph M. LaGasse and Janice M. LaGasse (hereinafter referred to as the "Grantors") do hereby quitclaim, remise and convey unto LaGasse Properties, LLC, a Tennessee Limited Liability Company, (hereinafter referred to as the "Grantee") all of the Grantors' interest in the following described real estate located in Davidson County, Tennessee:

See Collective Exhibit A

The descriptions are the same as in the prior deeds of record.

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON)
(
(The actual consideration
(for this transfer is $0.
(
(
(
(Subscribed and sworn to before me
(this 30th day of December, 2011.
(
(
(My Commission Expires: May 20, 2014
(

Randolph M LaGasse
Affiant

Candace L Armstrong
Notary Public

CANDACE L ARMSTRONG
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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

IN WITNESS WHEREOF, the Grantors have caused this Quitclaim Deed to be executed this 30th day of December, 2011.

Randolph M. LaGasse

Janice M. LaGasse

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 30th day of December, in the year 2011, before me personally appeared Randolph M. LaGasse and Janice M. LaGasse, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose name are subscribed to this instrument, and acknowledged that they executed it for the purposes therein contained.

Candace L. Armstrong
Notary Public

My Commission Expires: May 20, 2014

CANDACE L. ARMSTRONG
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT A

Tract I:

Land in Davidson County, Tennessee, being Lot No. 4 and the easterly 15 feet of Lot No. 5 on the Plan of John H. Williams, Jr.'s subdivision of Lot 55 in the Boyd Cockrill Spring Tract, as of record in Book 161, page 77, Register's Office for Davidson County, Tennessee.

Said Lot No. 4 and part of Lot No. 5 front together 75 feet on the southerly side of West End Avenue, and run back between parallel lines, with the westerly margin of 29th Avenue, South, 150 feet to an alley.

Included in the above description, but excluded therefrom, is that part of said property conveyed to City of Nashville by deed from Abe Zager and wife, Rose H. Zager, of record in Book 1975, page 609, said Register's Office.

Tract II:

Land in Davidson County, Tennessee, being lot No. 27 on the Plan of John H. Williams, Jr.'s subdivision of Lot 55 in the Boyd Cockrill Spring Tract, as of record in Book 161, page 77, Register's Office for Davidson County, Tennessee.

Said Lot No. 27 fronts 81 feet on the westerly side of 30th Avenue, South, which changed to 29th Avenue South by Bill No. 138 on the City Council, formerly William Avenue, and runs back 135 feet on the South line and 145 feet, more or less, on the north line with the southerly margin of an alley, to an alley in the rear, and shows 41 feet on the last mentioned alley.

Being the same property conveyed to Grantors by deed of record in Book 9088, page 710, said Register's Office.

EXHIBIT A

Being the westerly 86 feet of lot No. 1 and the westerly 86 feet of the northerly 10 feet of lot no. 2 on the plan of Christopher Kirkman's Belmont Park Addition to Nashville, as of record in Book No. 57, page 158, Register's Office for said County, described as follows:

Beginning at the Southeast corner of Belcourt Avenue and 21st Avenue South, formerly the Hillsboro Pike, being the N.W. corner of said lot no. 1; thence with the easterly margin of 21st Avenue South, southerly, 70 feet; thence easterly parallel with Belcourt Avenue 86 feet to an iron pin; thence northerly parallel with 21st Avenue 70 feet to an iron pin on the southerly margin of said Avenue westerly 86 feet to the beginning.

and also,

Land in Nashville, Davidson County, Tennessee, being the easterly part of lot No. 1 and the east part of the North 9.3 feet of lot No. 2 on the Map of Christopher and Kirkman's Belmont Park Addition, as of record in Book 57, page 158, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at the southwest corner of the intersection of Belcourt Avenue and the first alley east of 21st Avenue, South, and proceeding thence along the westerly margin of said alley, South 5° 7' West 69.3 feet to an iron pin; thence leaving said alley and proceeding North 83° 54' West 83.4 feet to an iron pin in the easterly margin of the property formerly Gulf Refining Company; thence along the easterly margin of the former Gulf Refining Company property North 4° 37' East 69.3 feet to a point in the south right-of-way of Belcourt Avenue; thence along the right-of-way of Belcourt Avenue, South 84° 2' East 84 feet to the point of beginning.

Being the same property conveyed to Grantors by deed of record in Book 9811, page 8, Register's Office for Davidson County, Tennessee.

EXHIBIT A

Being lot no. 2 on the plan of record in Book 5060, Page 179, revised and rerecorded in Book 5060, Page 181, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point in the South margin of Old Harding Pike, said point being N 73° 53' 15" E 160.24 ft. from the original North West property corner of parcel 149. Thence along said margin N 73° 53' 15" E 21.75 ft. to a point; thence with a curve to the right having a radius of 2940 ft. a distance of 78.25 ft. to a point; thence leaving said margin S 18° 18' 17" E 263.44 ft. to a point in the center line of a creek; thence along said creek S 70° 42' 27" W 100 ft. to a point; thence leaving said center line in creek N 18° 16' 56" W 269.99 ft. to the point of beginning containing 26,677.417 square feet or 0.613 acres more or less. Including but not excluding the following easements:

1. A 20 ft. permanent construction easement on the rear of said lot for the purpose of maintaining a sanitary sewer line, said easement being 10 ft. North and 10 ft. South of said center line of sewer line. Said center line being 17 ft. North of the S. E. Corner along the East property line of the above mentioned lot, at 20 ft. North of the S. W. Corner along the West property line of said lot.
2. A 5 ft. pedestrian easement being common to the above mentioned easement on the North and running parallel to same.
3. A drainage easement being common to the North, to the South Easement line of the above mentioned sewer line and common on the South to the center line of a creek, said center line being the South property line of said lot.

Being the same property conveyed to Grantors by deed of record in Book 10237, page 728, Register's Office for Davidson County, Tennessee.

EXHIBIT A

Being Lot Nos. 3 and 4 on the Plan of C. A. R. Thompson's Subdivision, as of record in Book 161, page 83, Register's Office for said County.

Said Lot Nos. 3 and 4 front 50 feet each on the easterly side of 21st Avenue, South, formerly Hillsboro Pike, as widened, and run back, between parallel lines, 162 feet to an alley.

Being the same property conveyed to Grantors by deed of record in Book 9492, page 232, Register's Office for Davidson County, Tennessee.

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 1-B on the Revised Final Plat of Rivergate Square, recorded September 17, 1982, in Book 5200, page 445, in the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at an iron pin in the south margin of Gallatin Pike (U.S. 31-E) lying in the common boundary line between Lot 1-B and Lot 2 as shown on the Revised Final Plat of Rivergate Square, of record in Book 5200, page 445, in the Register's Office for Davidson County, Tennessee; thence, along the southern margin of Gallatin Pike with a curve to the left having a radius of 2864.63' and a chord bearing and distance of North 48 degrees 30' 02" E. 172.13' to an iron pin; thence, South 45 degrees 40' 54" E 300.00' to an iron pin; thence, South 48 degrees 30' 02" W, 172.13' to an iron pin set in the common line between Lot 1-B and Lot 2 as shown on the Revised Final Plat of Rivergate Square; thence, South 45 degrees 40' 54" E 300.00' to an iron pin in the southern margin of Gallatin Pike being the point of beginning. Containing 1.18 acres, more or less.

Being the same property conveyed to Grantors by deed of record in Book 8815, page 17, said Register's Office.