BILL GARRETT, Davidson County
Trans:T20120077087 DEEDQC
Recvd: 10/10/12 14:22 4 pgs
Fees:22.00 Taxes:0.00
20121010-0092941

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MSP)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

QUITCLAIM DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel Number(s):
CGM, LLC c/o Albert F. Ganier, III 7011 River Road Pike Nashville, TN 37209	SAME	Map No. 093-10.0 Parcel Nos. 008.00 and 009.00

FOR AND IN CONSIDERATION OF the sum of TEN AND NO/100 DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, CGM PARTNERS, a Tennessee general partnership (the "Grantor"), hereby quitclaims and conveys to CGM, LLC, a Tennessee limited liability company and its successors and assigns (the "Grantee"), all of Grantor's right, title and interest in and to certain real property in Davidson County, Tennessee, more particularly described as follows:

Property located in the 19th Council District of Nashville, Davidson County, Tennessee, being a portion of Lot No. 29 on the Plan of Southfield as of record in Book "N", Page 459, in the Register's Office for Davidson County, Tennessee and being more particularly described according to a Boundary Survey prepared by Wamble & Associates, PLLC, dated July 20 2012, as follows;

BEGINNING at an iron rod (new) on the North right-of-way of 8th Avenue South, said iron rod being the northeast corner of the subject property and the southeast corner of property conveyed to First Evangelical Lutheran Church, as of record in Instrument No. 20120405-0029040 in the Registers Office for Davidson County, Tennessee, said point also being South 26 degrees 39 minutes 20 seconds East 65.00 Feet from an Iron Rod (old) at the northeast corner of said Church property;

THENCE, following said west right-of-way of 8th Avenue South, *South 26 degrees 39 minutes 20 seconds East 143.08 feet* to a P.K. Nail (new) on the North right-of-way of Demonbreun Street as widened by Metro Public Works Project No. 06-R-01 of record in Instrument No. 20120914-0083749 R.O.D.C., TN.;

MBM:2.

THENCE, leaving said 8th Avenue South right-of-way and following said Demonbreun Street right-of-way, *South 17 degrees 34 minutes 31 seconds West, 11.87 feet* to a P.K. Nail (new);

THENCE, continuing with said Demonbreun Street right-of-way, *South 62 degrees 38 minutes 18 seconds West, 156.80 feet* to a P.K. Nail (Old) on the East right-of-way of Public Alley No. 115;

THENCE, leaving said Demonbreun Street right-of-way and following said Public Alley No. 115 right-of-way, *North 27 degrees 24 minutes 33 seconds West, 151.70 feet* to an Iron Rod (old), being the northwest corner of the subject property and the southwest corner of the aforementioned First Evangelical Lutheran Church property;

THENCE, leaving said Public Alley No.115 right-of-way and following the South line of said Church property, North *62 degrees 42 minutes 55 seconds East, 167.07 feet* to the point of beginning.

Containing 25,140.2 Square Feet or 0.58 Acres.

BEING PART OF THE SAME PROPERTY conveyed to Grantor by deed from Mary McGrath as Trustee of the Mary N. Ganier Trust under the will of Mary N. Ganier, of record as Instrument No. 20051019-0125852, Register's Office for Davidson County, Tennessee.

This is improved property known as 129-131 8th Avenue South, Nashville, TN 37203.

IN WITNESS WHEREOF, the undersigned Grantor has executed this quitclaim deed as of the 5th day of October 2012.

CGM PARTNERS,
a Tennessee general partnership

By: _____
Mary G. McGrath,
Managing Partner

(Notary on following page)

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public having authority within the State and County aforesaid, Mary G. McGrath, with whom I am personally acquainted, and who acknowledged that she is the Managing Partner of CGM Partners, a Tennessee general partnership, the within named bargainer, and is authorized by the partnership to execute this instrument on behalf of the partnership.

WITNESS my hand, at office, this 3rd day of October, 2012.

Michael S. Peek

Notary Public

My Commission Expires:

March 3, 2014



STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ zero.

A. F. Ganier III

Albert F. Ganier, III, Affiant

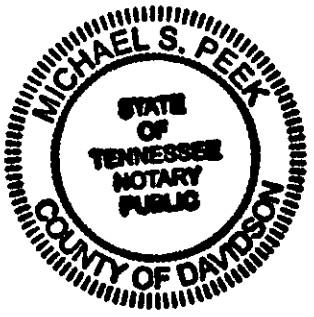
Sworn to and subscribed before me this 3RD day of October, 2012.

Michael S. Peek

Notary Public

My Commission Expires:

March 3, 2014



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