Davidson County DEEDQC
Recvd: 11/27/12 08:56 5 pgs
Fees:27.00 Taxes:0.00
20121127-0108589

Reserved for Recorder's Officer

AFTER RECORDING RETURN TO:
Jeffrey P. Foster
CubeSmart
460 E. Swedesford Road, Suite 3000
Wayne, Pennsylvania 19087

Prepared by:
Jeffrey P. Foster
CubeSmart
460 E. Swedesford Road, Suite 3000
Wayne, Pennsylvania 19087

Address of New Owner:

CubeSmart, L.P.
460 E. Swedesford Road, Suite 3000
Wayne, Pennsylvania 19087

Send Tax Bills To:

CubeSmart, L.P.
460 E. Swedesford Road, Suite 3000
Wayne, Pennsylvania 19087

Tax Map and Parcel No.
134-114.00

COMMONWEALTH OF PENNSYLVANIA
COUNTY OF CHESTER The actual consideration for this transfer is $10.00

Affiant _____

Subscribed and sworn to before me this the 14TH day of NOVEMBER, 2012.

Notary Public _____ *(Affix Seal)*

My commission expires: 11.15.13

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Brianne Jackson, Notary Public
Richland Twp., Bucks County
My Commission Expires Nov. 15, 2013
Member, Pennsylvania Association of Notaries

QUITCLAIM DEED

THE STATE OF TENNESSEE §
§
COUNTY OF DAVIDSON §

YSI-HART LIMITED PARTNERSHIP LLC, a Delaware limited partnership ("Grantor"), for and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00) paid to Grantor and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, has QUITCLAIMED and CONVEYED and does hereby QUITCLAIM and CONVEY unto **CUBESMART, L.P.**, a Delaware limited partnership ("Grantee"), in fee simple, Grantee's successors and assigns, that certain land located in Davidson County, Tennessee, and being more particularly described in Exhibit A, attached hereto and incorporated herein by reference, together with all improvements, if any, located on such land (such land and improvements being collectively referred to as the "Property").

This is improved property known as 1202 Antioch Pike, Nashville, Tennessee.

Ad valorem taxes for the present year having been prorated, Grantee hereby assumes payment thereof, and subsequent assessments for that and prior years due to change in land usage, ownership, or both.

By acceptance of this Quitclaim Deed, Grantee agrees to and accepts all of the foregoing matters.

[Remainder of Page Intentionally Blank]

IN WITNESS WHEREOF, GRANTOR has caused this Quitclaim Deed to be executed on the date set forth in the acknowledgement attached hereto to be effective as of the 14 day of November, 2012.

YSI-HART LIMITED PARTNERSHIP LLC,
a Delaware limited partnership

By: YSI Venture GP LLC
a Delaware limited liability company, its general partner

By: _____
Name: Jeffrey P. Foster
Title: Vice President

COMMONWEALTH OF PENNSYLVANIA)

COUNTY OF CHESTER)

Before me, the undersigned authority, a Notary Public in and for the Commonwealth and County aforesaid, personally appeared Jeffrey P. Foster, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Senior Vice President, of YSI Venture GP LLC, a Delaware limited liability company, the general partner of YSI-HART LIMITED PARTNERSHIP LLC, a Delaware limited partnership, the within named bargainor, and that he, as such officer, being duly authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited partnership by himself as such officer.

WITNESS my hand and seal at office, on this the 14TH day of NOVEMBER, 2012.

[Affix Notarial Seal]

Notary Public
My commission expires 11/15/13

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Brianne Jackson, Notary Public
Richland Twp., Bucks County
My Commission Expires Nov. 15, 2013
Member, Pennsylvania Association of Notaries

Grantor's Contact Information:
CubeSmart, L.P.
460 E. Swedesford Road, Suite 3000
Wayne, Pennsylvania 19087

EXHIBIT A

Legal Description

A parcel of land located on Antioch Pike in the 28th Councilmanic District of Nashville, Tennessee being further described according to ALTAIACSM Land Title Survey, prepared by Derek L. Harvel Tennessee Registered Land Surveyor 2129, Harvel & Associates, Inc., dated July 21,2009, last revised July 24,2009, Network Project No. 2009097-11, Surveyor's Job No. 09062 as follows:

Beginning at an iron rod found on the northwestern corner of property; thence leaving said iron rod North 46 deg. 29 min. 16 sec. West a distance of 537.14 feet to a point; thence North 46 deg. 42 min. 41 sec. West a distance of 125.61 feet to point; thence North 39 deg. 20 min. 20 sec. East a distance of 335.78 feet to a point; thence along the arc of a curve to the right said curve having a radius of 2,815.00 feet, arc length of 283.59 feet, central angle of 005 deg. 46 min. 19 sec., a chord bearing of South 59 deg. 42 min, 04 sec. East and a chord length of 283.47 feet; thence South 50 deg. 53 min. 14 sec. East a distance of 463.09 feet to a point; thence South 38 deg. 30 min. 59 sec. West a distance of 219.60 feet to a point; thence North 45 deg. 57 min. 28 sec. West a distance of 88.96 feet to a point; thence South 38 deg. 25 min. 00 sec. West a distance of 217.63 feet to the point of beginning; containing 279438.09 squre feet or 6.41 acres more or less.

Being the same property conveyed to YSI-HART LIMITED PARTNERSHIP LLC, a Delaware limited partnership, by Special Warranty Deed from U-Store-It, L.P., a Delaware limited partnership, dated August 12, 2009, and recorded on August 24, 2009, as Instrument No. 20090824-0079380, Davidson County, Tennessee.

Tax Parcel No.: 134-114.00

True Copy Certification

I, Corina M. Connors, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Corina M Connors
Signature

Commonwealth
~~State~~ of Pennsylvania

County of Chester

Personally appeared before me, ~~[Name of Notary]~~ Susan Wagner Kane, a notary public for this county and state, [name of person making certification] who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Susan Wagner Kane
Notary's Signature

My Commission Expires: Mar 9, 2014
Notary' Seal (if on paper)

NOTARIAL SEAL
SUSAN WAGNER KANE
Notary Public
RADNOR TWP, DELAWARE COUNTY
My Commission Expires Mar 9, 2014