BILL GARRETT, Davidson County
Trans:T20120092304 DEEDQC
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This instrument was prepared by:
Kelly L. Worman
Nelson Mullins Riley & Scarborough, LLP
315 Deaderick Street, Suite 1800
Nashville, Tennessee 37238

QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NOS.
Highland Cove Apartments, LLC 4706 18th Avenue Brooklyn, NY 11204	Highland Cove Apartments, LLC 4706 18th Avenue Brooklyn, NY 11204	051 00 0 015.00

For and in consideration of the sum of $10.00 cash in hand paid, **TITAN CAPITAL ID, LLC**, a Delaware limited liability company (the "Grantor"), does hereby quitclaim and convey unto **HIGHLAND COVE APARTMENTS, LLC**, a Tennessee limited liability company (the "Grantee"), all of its right, title and interest in and to those certain tracts or parcels of land in Davidson County, Tennessee, more particularly described on **EXHIBIT "A"** attached hereto and incorporated herein by reference (the "Property").

This is improved property known as 714 Due West Avenue, Madison, Tennessee 37115.

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the Property.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, the Grantor has hereunto set its hand this 27 day of November, 2012.

GRANTOR:

TITAN CAPITAL ID, LLC, a Delaware limited liability company

By: _____
Name: David Saferstein
Its: Chief Executive Officer

STATE OF New York)
COUNTY OF New York)

Personally appeared before me, the undersigned, a Notary Public for the state and county aforesaid, David Saferstein, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Chief Executive Officer of Titan Capital ID, LLC, a Delaware limited liability company (the "Grantor"), and is authorized to execute this instrument on behalf of the Grantor.

WITNESS my hand and seal at office this 27th day of November, 2012.

_____
Notary Public

My Commission Expires:

_____

MATTHEW D JOB
Notary Public, State of New York
No. 01JO6173907
Qualified in Kings County
Commission Expires October 15, 2015

STATE OF TENNESSEE)
COUNTY OF Shelby)

The actual consideration for this transfer is $0.00

_____
Affiant

Subscribed and sworn to before me this the 30th day of November, 2012.

_____
Notary Public

SUSAN IVERSON
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF SHELBY

My Commission Expires: 10/13/15

EXHIBIT A

The Property

Being a parcel of land in the General Services District, Eighth Councilmanic District, Nashville, Davidson County, Tennessee, located on the northeasterly side of Due West Avenue west of Interstate 65, being property conveyed to Titan Capital ID, LLC, by deed of record in Instrument No. 201002110010920, R.O.D.C., and being more particularly described as follows:

BEGINNING at an iron rod in the easterly right-of-way line of Due West Avenue, said rod being northwesterly 1,055 feet, more or less from the centerline of Old Due West Avenue, as extended:

THENCE, leaving said right-of-way with the southerly line of property conveyed to Bible Missionary Baptist Church Trustees by deed of record in Book 3179, Page 828, R.O.D.C., N 71° 42' 42" E, 490.54 feet to an iron rod;

THENCE, with the northerly line of said Church property, N 26° 29' 32" W, 3.03 feet to an iron rod in the southerly line of property conveyed to Hector M. Sando by deed of record in Instrument No. 201109260074096, R.O.D.C.;

THENCE, with said southerly line and the southerly line of property conveyed to O.I.C. Chadwell Retreat Townhomes, by deed of record in Instrument No. 200807020068253, R.O.D.C., the following calls:
S 82° 40' 17" E, 224.82 feet to an old iron rod,
S 82° 19' 29" E, 271.41 feet to an old iron rod,
S 79° 42' 41" E, 216.34 feet to an old iron rod in the westerly right-of-way line of Interstate 65;

THENCE, with said right-of-way line the following calls:
With a curve to the right 353.76 feet to an iron rod, said curve having a central angle of 05° 30' 30", a radius of 3,679.72 feet, a tangent of 177.02 and a chord of S 24° 54' 12" W, 353.63 feet,
S 28° 53' 43" W, 196.33 feet,
S 29° 27' 02" W, 388.21 feet to a right-of-way monument,
S 49° 05' 08" W, 102.10 feet to a right-of-way monument,
S 36° 29' 17" W, 138.59 feet to a right-of way monument,
S 26° 58' 51" W, 2.69 feet to the easterly line of property conveyed to John Yoon, et. al. by deed of record in Instrument No. 20010230105137, R.O.D.C.;

THENCE, with said Yoon property and with property conveyed to Robert Vaughan by deed of record in Book 11454, Page 472, R.O.D.C., N 05° 58' 00" E, 326.02 feet to an iron rod;

THENCE, with the northerly line of said Vaughan property, S 59° 52' 51" W, 333.23 feet to the easterly right-of-way of Due West Avenue;

THENCE, with said right-of-way, N 33° 09' 55" W, 264.76 feet to a right-of-way monument;

THENCE, leaving said right-of-way with the southerly line of property conveyed to Walter Raymond and James Irwin Dowlen by deed of record in Book 11150, Page 486, R.O.D.C., N 71° 27' 42" E, 480.58 feet to an old iron rod;

THENCE, with the easterly line of said Dowlen property and the easterly lines of properties conveyed to O.I.C. Royal Properties Management by deed of record in Instrument No. 200508170097684, R.O.D.C., and Susan Flagg by deed of record in Instrument No. 20061205149820, R.O.D.C., N 05° 47' 45" E, 328.57 feet to an iron rod;

THENCE, with the northerly line of said Flagg property, S 72° 00' 32" W, 604.83 feet to an old iron rod the easterly right-of-way line of Due West Avenue;

THENCE, with said right-of-way, N 17° 05' 30" W, 300.00 feet to the point of beginning; Containing 582,650 square feet or 13.38 acres, more or less.

Being a portion of the same property conveyed to Titan Capital ID, LLC, by Substitute Trustee's Deed of record as Instrument No. 20100211-0010920, Register's Office for Davidson County, Tennessee.