This Instrument Prepared by:
Jennifer S. Ghanem, Esq.
Keller, Turner, Ruth, Andrews,
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700 12th Avenue South, Suite 302
Nashville, Tennessee 37205

BILL GARRETT, Davidson County
Trans:T20120096738 DEEDQC
Recvd: 12/18/12 14:51 2 pgs
Fees:12.00 Taxes:0.00
20121218-0116569

QUITCLAIM DEED

Address new owner:
Charles M. Robin, et. al.
125 2nd Avenue North
Nashville, TN 37201

Send tax bills to:
-same-

Map & Parcel Nos.:
93-6.2-55

FOR AND IN CONSIDERATION OF the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Sara S. Robin, having a 66.66% undivided interest** (hereinafter referred to as the ("Grantor"), in the Property referenced herein below by these presents, does hereby quitclaim and convey unto **Jeanne R. Harlan, Mark L. Robin, Charles M. Robin and Henry G. Robin, as tenants in common, to each a 16.665% undivided interest,** and their heirs, successors and assigns (herein referred to collectively as the "Grantees"), all of Grantor's right, title and interest in and to certain tract or parcel of land in Davidson County being more particularly described as follows, to-wit:

BEING parts of Lots Nos. 29 and 30 on the Plan of the Original Town of Nashville, not of record, described according to a survey made by James A. Hamilton, Jr. Surveyor, December 30, 1950, as follows:

BEGINNING at a vertical masonry joint, between two brick walls at the southeast corner of this tract and the northeast corner of the tract adjoining on the south, known as the William Sanderson Building, said joint being in the west margin of 2nd avenue North, as now widened and located, and being 253.98 feet north of the north margin of Broad Street; thence westerly along the south wall of the building located on the land in question, along the north wall of the Sanderson property, with the meanders of said wall, a total distance of 84.29 feet to the east margin of an alley, said point in said alley being 255.04 feet north of the north margin of Broad Street; thence northerly 40.31 feet to a point in said alley; thence easterly, passing through a part of the rear wall of the building north of the land in question, known as the Leonard Melton Building, and along the north line of the wall of the building located on this property, easterly a total distance of 84.19 feet to the face of a vertical masonry joint between the building located on this land and the building located on the land lying north of the land in question, being in the west margin of 2nd Avenue North, as now widened and located; thence with the margin of said Avenue, southerly 40.2 feet to the beginning.

BEING that same property conveyed unto Charles M. Robin, William H. Robin and Sara S. Robin from E.C. Hooper and Lucille Hooper, husband and wife, by deed dated July 29, 1981 and recorded at Book 5776, page 482, on July 30, 1981 at the Register's Office of Davidson County, Tennessee.

After such conveyance, the percentage interest in the referenced property shall be as follows:

Jeanne R. Harlan	**a 16.67% undivided interest**
Mark L. Robin	**a 16.67% undivided interest**
Henry G. Robin	**a 16.67% undivided interest**
Charles M. Robin	**a 49.99% undivided interest**

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

This is improved property, known as: 127 Second Avenue North, Nashville, Tennessee.

Witness my hand this the 13th **day of** December **2012, the bargaining party, having cause my name to be signed hereto on said day and date.**

GRANTOR:

Sara S. Robin

Sara S. Robin

HOLLY D. BAILEY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ -0- .

Sara S. Robin

Affiant

Sworn to and subscribed before me this 13th day of December 2012.

Holly D. Bailey

Notary Public
My Commission Expires: 3-22-2014

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Holly D. Bailey, Notary Public in and for the aforesaid County and State, **Sara S. Robin**, with whom I am personally acquainted, and who acknowledged upon oath or affirmation that she executed the within instrument on her behalf, for the purposes therein contained.

Witness my hand on this the 13th day of December 2012.

HOLLY D. BAILEY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Holly D. Bailey

Notary Public
My Commission Expires: 3-22-2014