THIS DOCUMENT PREPARED BY: BRYAN HOWARD Howard Mobley Hayes & Gontarek, PLLC 2319 Crestmoor Road Nashville, Tennessee 37215 (615) 627-4444 BRYAN HOWARD Notary Public Davidson County, State of Tennessee My Commission Expires May 6, 2013	**STATE OF TENNESSEE)** **COUNTY OF DAVIDSON)** The actual consideration for this transfer is $-NONE-. Affiant Subscribed and sworn to before me, this 24th day of December, 2012. Notary Public My Commission Expires: _____

Address of new owner:	Send Tax Bills to:	Map-Parcel Numbers
Seth Joseph Eskind, 4443 East Brookfield Avenue Nashville, TN 37205	SAME	Map: 130-13-0 Parcel 027.00

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that Seth J. Eskind (the "Grantor"), 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 of which is hereby acknowledged, and for the purpose of transferring his entire interest in the subject parcel of real property, hereby releases, remises and quitclaims unto Seth J. Eskind as Trustee of the Seth J. Eskind Qualified Personal Residence Trust dated December 31, 2012, an undivided fifty percent (50%) interest in and to certain tract or parcel of land in Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

The subject realty is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

BILL GARRETT, Davidson County
Trans:T20130015878 DEEDQC
Recvd: 02/26/13 13:31 3 pgs
Fees:17.00 Taxes:0.00
20130226-0019125

WITNESS my hand this 24th day of December, 2012.

Seth J. Eskind

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Seth J. Eskind, with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand, this 24th day of December, 2012.

BRYAN HOWARD
Notary Public
Davidson County, State of Tennessee
My Commission Expires May 6, 2013

Bryan Howard
Notary Public

My Commission Expires: _____

EXHIBIT A

Land in Davidson County, Tennessee being Lot No. 10 on the Revised Plan of D. F. Woodard's Warner Park Subdivision as of record in Book 1130, page 87, Register's Office for said County, described as follows:

Beginning on the southeasterly margin of Belle Meade Boulevard, at the corner of Lots No. 9 and 10; thence with the line between said two lots, southeastwardly 248.2 feet to the corner of Lots No. 9, 10, and 11; thence with the line between Lots No. 10 and 11, northeastwardly 189 feet to the southwesterly margin of East Brookfield; thence with the southerly margin of said East Brookfield, northwestwardly 350 feet to the beginning of a curve; thence around said curve, with a radius of 20 feet; southwestwardly 31.4 feet to the southeasterly margin of said Belle Meade Boulevard; thence with same, southwestwardly 190 feet to the beginning.

Being the same property conveyed to Seth J. Eskind by quitclaim deed from Elaine Morris Eskind and Edward N. Eskind of record in Instrument No. 20060428-0049165, Register's Office for Davidson County, Tennessee.