BILL GARRETT, Davidson County
Trans:T20130049503 DEEDQC
Recvd: 06/12/13 15:56 4 pgs
Fees:22.00 Taxes:0.00
20130612-0060077

THIS INSTRUMENT PREPARED BY:
Waller Lansden Dortch & Davis, LLP
511 Union Street, Suite 2700
Nashville, TN 37219

Address New Owner:
The R.H. Boyd Company
6717 Centennial Boulevard
Nashville, TN 37209-1017

Send Tax Bills to:
Same

Map and Parcel:
Map/Parcel
#081-15-0-454-00

QUITCLAIM DEED

WHEREAS, in connection with certain matters related to Grantee's (as hereinafter defined) ownership of certain real property, Grantor (as hereinafter defined) intended to transfer the Property (as hereinafter defined) to Grantee on August 31, 2000.

WHEREAS, due to an administrative oversight, the Property was not transferred from Grantor to Grantee on August 31, 2000.

WHEREAS, since August 31, 2000, Grantee has acted as the sole owner of the Property through various ownership activities, including, without limitation, overseeing and maintaining the payment of real estate taxes and insurance for the Property, managing and performing, when necessary, the maintenance and repair of the improvements located on the Property and receiving and administering rents derived from tenants of the Property.

WHEREAS, to the extent allowed under applicable law, and for any and all purposes permitted thereunder, the effective date of this Deed shall be August 31, 2000.

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, NATIONAL BAPTIST PUBLISHING BOARD, a Tennessee non-profit corporation ("Grantor"), does hereby convey and quitclaim to THE R.H. BOYD COMPANY, a Tennessee non-profit corporation ("Grantee"), its successors and assigns, the following described land in Davidson County, Tennessee (the "Property"), to-wit:

> Tract or parcel of land located in Nashville, Davidson County, Tennessee and being more particularly described on Exhibit A attached hereto.

This is improved property known as 1917 Heiman Street, Nashville, Tennessee 37208.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to Grantee and its successors and assigns forever, subject to such limitations, restrictions and encumbrances as may affect the Property.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 5th day of June, 2013.

NATIONAL BAPTIST PUBLISHING BOARD,
a Tennessee non-profit corporation

By: _____

Name: T. B. Boyd III

Title: President & CEO

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared T. B. Boyd III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President and CEO of NATIONAL BAPTIST PUBLISHING BOARD, the within named bargainor, a Tennessee non-profit corporation, and that he as such President and CEO being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President and CEO.

WITNESS my hand and official seal at Nashville, Davidson County, Tennessee, this 5th day of June, 2013.

_____
Notary Public

My Commission Expires: 11-4-13

STATE OF TENNESSEE NOTARY PUBLIC
FLORENCE E. WILLIAMS
DAVIDSON COUNTY
My Commission Expires November 4, 2...

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 5th day of June, 2013.

Notary Public

My Commission Expires: 11-4-13



10814483.4

EXHIBIT A

A tract of land in Davidson County, Tennessee, described according to a plan thereof of record in Book 547, Page 20, Register's Office for Davidson County, Tennessee, and more particularly described according to a survey made by Ernest Davis, Surveyor, dated May 13, 1975, revised May 18, 1976, and further amended September 3, 1977, as follows:

Beginning at a point on the southerly margin of Heiman Street at the northwest corner of Sheilds Subdivision, a plan of record in Book 57, Page 62, said Register's Office, thence with the southerly margin of said street, South 81° 17' West 206.1 feet to an iron pin; thence South 8° 03' 01" East 306.4 feet to an iron pin; thence North 77° 43' 22" East 78 feet to a point; thence 87° 36' 17" East 136.86 feet to a concrete monument; thence North 9° 36' West 328.4 feet to the point of beginning.

Being the same property conveyed to National Baptist Publishing Board by deed from Citizens Savings Bank and Trust Company of record in Book 7858, Page 493, in said Register's Office.