BILL GARRETT, Davidson County
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Prepared by and
after recording return to:

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Nashville, Tennessee 37219

This document prepared from information furnished by the parties and no title search was performed

LINDA J. BOGGERS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES JULY 2, 2018

STATE OF TENNESSEE: COUNTY OF DAVIDSON:
THE ACTUAL CONSIDERATION FOR THE HEREIN TRANSFER IS $0.00.

AFFIANT
SWORN TO AND SUBSCRIBED BEFORE ME ON THIS 18th DAY OF December, 2014.

NOTARY PUBLIC
MY COMMISSION EXPIRES 7-2-2018

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	TAX MAP/PARCEL NO.
Michael D. Shmerling Partners, G.P. 618 Church Street, Suite 200 Nashville, Tennessee 37203	NEW OWNER	MAP: 92-12-0 PARCELS: 292.00 and 293.00

QUITCLAIM DEED

For and in consideration of the sum of One (1.00) Dollar, cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, MICHAEL D. SHMERLING PARTNERS, G.P., a Tennessee general partnership, by these presents does hereby quitclaim and convey unto MICHAEL D. SHMERLING PARTNERS, G.P., a Tennessee general partnership, all of its right, title and interest in and to the following described parcel of land in Davidson County, Tennessee, to-wit:

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION

BEING improved property known as: 1814, 1816, 1818 & 1820 Church Street, Nashville, TN 37203.

THE PURPOSE OF THIS INSTRUMENT IS TO CONSOLIDATE PARCELS being the same property conveyed to Michael D. Shmerling & Co., L.L.C., a Tennessee limited liability company, by Warranty Deed from Pauline Gilbert Bader, Charles Gilbert, Jr. and Harris A. Gilbert, of record in Book 10366, Page 213, Register's Office for Davidson County, Tennessee, said Michael D. Shmerling & Co., L.L.C. having been merged into Michael D. Shmerling Partners, G.P., a Tennessee general partnership, by Certificate of Merger of record in Instrument No. 20000107-0002709, said Register's Office, and also being the

same property conveyed to Michael D. Shmerling Partners, G.P., a Tennessee general partnership, by Warranty Deed from The Co-Trustees of the Haury Family Trust created in Living Will and Trust of Mildred M. Haury, Deceased, of record in Instrument No. 20120402-0027461, said Register's Office.

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

IN WITNESS WHEREOF, the undersigned has executed the foregoing instrument as of the 9 day of December, 2014.

MICHAEL D. SHMERLING PARTNERS, G.P.,
a Tennessee general partnership

By: _____
Michael D. Shmerling,
Managing General Partner

State of Tennessee)

County of Davidson)

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared MICHAEL D. SHMERLING, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon his oath acknowledged himself to be the Managing General Partner of MICHAEL D. SHMERLING PARTNERS, G.P., a Tennessee general partnership, the within named bargainor, and that he as such Managing General Partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the general partnership by himself as such Managing General Partner

Witness my hand and official seal at Nashville, Tennessee, this 9 day of December, 2014.

_____
Notary Public

My commission expires: 11/5/2018

TERESA KERSEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

4833-3550-9792.2

EXHIBIT "A"

Legal Description

TRACT I (1814 Church Street - Map 92-12-0; Parcel 293.00)

Land in Davidson County, Tennessee being Lot No. 176 on the Plan of Boyd Home Tract, of record in Book 21, Page 39, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

SAID Lot No. 176 fronts 50 feet on the northerly side of Church Street, as widened, and runs back between parallel lines 162 1/2 feet to an alley.

BEING all the same property conveyed to Michael D. Shmerling & Co., L.L.C., a Tennessee limited liability company, by Warranty Deed from Pauline Gilbert Bader, Charles Gilbert, Jr. and Harris A. Gilbert, of record in Book 10366, Page 213, said Register's Office. Michael D. Shmerling & Co., L.L.C., a Tennessee limited liability company, being merged into Michael D. Shmerling Partners, G.P., a Tennessee general partnership, by Certificate of Merger of record in Instrument No. 20000107-0002709, said Register's Office.

TRACT II (1816, 1818 & 1820 Church Street - Map 92-12-0; Parcel 292.00)

Land in Davidson County, Tennessee being Lot Nos. 177, 178 and 179 on the Plan of Boyd Home Tract, of record in Book 21, Page 39, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

SAID Lot Nos. 177, 178 and 179 adjoin and front together 150 feet on the northerly side of Church Street, as widened, and run back between parallel lines, the westerly line running along the easterly side of 19th Avenue North, 162.5 feet, more or less, to an alley in the rear measuring 150 feet thereon.

BEING all the same property conveyed to Michael D. Shmerling Partners, G.P., a Tennessee general partnership, by Warranty Deed from The Co-Trustees of the Haury Family Trust created in Living Will and Trust of Mildred M. Haury, deceased, of record in Instrument No. 20120402-0027461, said Register's Office.