BILL GARRETT, Davidson County
Trans:T20150014631 DEEDQC
Recvd: 02/27/15 15:03 4 pgs
Fees:22.00 Taxes:0.00
20150227-0017310

THIS INSTRUMENT PREPARED BY:
Matthew T. Harris, Esq.
Baker, Donelson, Bearman, Caldwell & Berkowitz, P.C.
Baker Donelson Center, Suite 800
211 Commerce Street
Nashville, Tennessee 37201

Address New Owner as Follows:	*Send Tax Bills To*	*Map-Parcel No.*
Bacar Holdings, Inc. 912 8th Avenue South Nashville, TN 37203	Same	Map-Parcel Nos. 105-02-277 105-02-278 105-02-279

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and other good and valuable consideration, receipt of which is hereby acknowledged, BUCHANAN & COMPANY, INC., a Tennessee corporation, successor by merger to Buchanan Realty Company, f/k/a BuSum Realty Company ("Grantor") does hereby quitclaim and convey unto BACAR HOLDINGS, INC., a Tennessee corporation ("Grantee"), its successors and assigns, all of the right, title and interest in and to a certain tract or parcel of land described in Exhibit A, attached hereto and made a part hereof (the "Property").

This is improved property known as 919, 921 and 923 Bass Street, Nashville, Tennessee.

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

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 27TH day of FEBRUARY, 2015.

BUCHANAN & COMPANY, INC., a Tennessee corporation

By: George S. Buchanan
Name: GEORGE S. BUCHANAN JR.
Title: PRESIDENT

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned Notary Public in the state and county aforesaid, personally appeared George S. Buchanan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath acknowledged himself/herself to be the President of Buchanan & Company, Inc., a Tennessee corporation, the within named bargainor, and that (s)he as such President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself/herself as such President.

WITNESS my hand, at office, this 27th day of February, 2015.

Sandra Jean Abernathy
NOTARY PUBLIC

My Commission Expires: 7/2/18

SANDRA JEAN ABERNATHY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 2, 2018

STATE OF Tennessee)
)
COUNTY OF Davidson)

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

AFFIANT

Subscribed and sworn to before me this 27th day of February, 2015.

Sandra Jean Abernathy
NOTARY PUBLIC

My Commission Expires:

7/2/18

SANDRA JEAN ABERNATHY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 2, 2018

EXHIBIT A

LEGAL DESCRIPTION

Tract 1
Land in Davidson County, Tennessee, being Lot No. 21 on the Map of Bass's Second Addition as of record in Book 21, page 114, Register's Office for Davidson County, Tennessee. Said Lot No. 21 fronts 50 feet on the west side of 7th Avenue South, formerly Stevenson Street, and runs back between parallel lines 165 feet to an alley.

Being the same property conveyed to BuSum Realty Company by deed of record in Book 2438, page 295, said Register's Office. The said BuSum Realty Company having since changed its name to Buchanan Realty Company by Articles of Amendment in Book 8570, page 930, in said Register's Office. The said Buchanan Realty Company, Inc., having merged with and into Buchanan & Company, Inc. by Articles of Merger of record in Instrument No. 200205150059933, in said Register's Office.

Tract 2
Land in Davidson County, Tennessee, being Lot No. 22 on the Map of Bass's Second Addition as of record in Book 21, page 114, said Register's Office. Said Lot No. 21 fronts 50 feet on the west side of 7th Avenue South, formerly Stevenson Street, and runs back between parallel lines 165 feet to an alley.

Being the same property conveyed to BuSum Realty Company by deed of record in Book 2649, page 163, said Register's Office. The said BuSum Realty Company having since changed its name to Buchanan Realty Company by Articles of Amendment in Book 8570, page 930, in said Register's Office. The said Buchanan Realty Company, Inc., having merged with and into Buchanan & Company, Inc. by Articles of Merger of record in Instrument No. 200205150059933, in said Register's Office.

Tract 3
Land in Davidson County, Tennessee, being Lot No. 23 on the Map of Bass's Second Addition as of record in Book 21, page 114, said Register's Office. Said Lot No. 21 fronts 50 feet on the west side of 7th Avenue South, formerly Stevenson Street, and runs back between parallel lines 165 feet to an alley.

Being the same property conveyed to BuSum Realty Company by deed of record in Book 3027, page 17, said Register's Office. The said BuSum Realty Company having since changed its name to Buchanan Realty Company by Articles of Amendment in Book 8570, page 930, in said Register's Office. The said Buchanan Realty Company, Inc., having merged with and into Buchanan & Company, Inc. by Articles of Merger of record in Instrument No. 200205150059933, in said Register's Office.

LESS AND EXCEPT property conveyed to The Nashville Housing Authority from BuSum Realty Company by deed of record in Book 4449, page 920, said Register's Office.