THIS INSTRUMENT PREPARED BY:
Sherrard & Roe, PLC (LRK)
150 3rd Avenue South, Suite 1100
Nashville, TN 37201

Davidson County DEEDQC
Recvd: 04/25/16 14:40 7 pgs
Fees:37.00 Taxes:0.00
20160425-0040069

TRUSTEE'S QUITCLAIM DEED

Address New Owner:
REH Investments, LLC
c/o Thomas C. Harwell
3514 Hampton Avenue
Nashville, TN 37215

Send Tax Bills To:
Regions Bank
150 4th Ave. N., Suite 900
Nashville, TN 37219

Map & Parcel No.:
Map 93-6-2
Parcels 85 & 86

WHEREAS, Robert E. Harwell, Jr. was the lifetime beneficiary of the Robert E. Harwell, Jr. Separate Share Trust u/w of Robert E. Harwell dated April 12, 1965 (the "Trust"); and

WHEREAS, the remainder beneficiaries of the Trust are the children of Robert E. Harwell, Jr., being Jane McKelvey Harwell, Robert E. Harwell, III and Thomas Creighton Harwell (the "Beneficiaries"); and

WHEREAS, Robert E. Harwell, Jr. and Regions Bank (formerly First American Bank or AmSouth Bank by merger) were appointed Co-Trustees of the Trust, and Thomas C. Harwell was appointed successor Trustee to Robert E. Harwell, Jr. by the Seventh Circuit Court of Davidson County on September 10, 2015.; and

WHEREAS, the Trust terminated at the death of Robert E. Harwell, Jr. on January 3, 2016, by its terms and the Beneficiaries directed the Trustee to convey all of the Beneficiaries' right, title and interest in and to the property described in Exhibit A to REH Investments, LLC, a limited liability company formed by the Beneficiaries.

WITNESSETH

Pursuant to the terms of Trust and directions of the Beneficiaries, Thomas C. Harwell and Regions Bank, as Co-Trustees of the Trust ("Grantor"), by its presents, do hereby quitclaim, transfer, and convey unto REH Investments, LLC, a Tennessee limited liability company ("Grantee"), all of the Trust's right, title, and interest in and to an undivided one-third (1/3) interest in tracts or parcels of land situated in Davidson County, State of Tennessee (the "Property"), more particularly described in Exhibit A attached.

[Signature page follows]

IN WITNESS WHEREOF, the undersigned Grantor has signed this deed on this the 25th day of April, 2016.

ROBERT E. HARWELL, JR. SEPARATE SHARE TRUST u/w Robert E. Harwell

By: REGIONS BANK, Co- Trustee

By: _____

Title: VP & Trust Advisor

By: _____
Thomas C. Harwell, Co-Trustee

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Conor Duggan with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be VP & Trust Advisor of Regions Bank, Co-Trustee, the within named bargainor, a corporation, and that he as such officer being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as VP & Trust Advisor.

Witness my hand and seal at office in Nashville, Tennessee, this 25 day of April, 2016.

_____
Notary Public

My Commission Expires: 1-2-2018

TONYA W. GINNETTI
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

My Commission Expires Jan. 2, 2018

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Thomas C. Harwell, Co-Trustee, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 25 day of April, 2016.

Notary Public

My Commission Expires: 1-2-2018

TONYA W. GINNETTI
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY
My Commission Expires Jan. 2, 2018

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Linda R. Koon
Affiant

Subscribed and sworn to before me, this the 25th day of April, 2016.

Notary Public

My Commission Expires: 9/11/17

BEVERLY SEBASTIAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Beverly Sebastian
My Commission Expires
September 11, 2017
STATE OF TENNESSEE

EXHIBIT A

Property Description

Map 93-6-2, Parcels 85 & 86

Property situated in Davidson County, Tennessee, more particularly described as follows:

Parcel #1 - Land in Davidson County, Tennessee, in the 5th Ward of the City of Nashville, being parts of Lot No. 15 on the Original Plan of Nashville, not of record, described according to a survey made by E. R. Southgate, Surveyor, January 18, 1944, as follows:

> Beginning on the northerly margin of Broad Street 66 feet 8 inches east of the southeast corner of 2nd Avenue, North, and Broad Street, running thence northwardly and parallel with 2nd Avenue, North, 77 feet 6 inches to the southerly line of the property owned by McEwell Corporation; thence with McEwell's southerly line eastwardly 146 feet *5* inches *to* the westerly margin of lst Avenue, North; thence with the westerly margin of said Avenue, southwardly 37 feet 6 inches to an iron pin, S. T. Ross' northeast corner; thence with his line, westwardly and parallel with Broad Street, and with the southerly wall of the filling station building now on the land being here described 63 feet 4 inches to a point in the east line ofthe land described as the First Tract in the deed from Jos. R. West, Clerk &- Master, to Sarah F. Cohen; thence southwardly and parallel with 1st Avenue, North 40 feet to the northerly margin of Broad Street; thence with the northerly margin of said street, westwardly 83 feet to the point of beginning.

Parcel #2 - Being Lot No. 15 on the Original Plan of Nashville, not of record described as follows:

> Beginning on the northerly margin of Broad Street about 40 feet easterly from the easterly margin of Second Avenue North, formerly Market Street, the southwest comer of a brick building on the lot herein described; thence with the northerly margin of Broad Street, easterly, about 21 feet 7 inches to the center of the division wall; thence through the center of said wall, northerly 72 feet to the margin of a private alley; thence with said private alley westerly, about 21 feet 7 inches to the northwest comer of said brick building; thence with the wall of the same, southerly, about 72 feet to the beginning.
>
> In addition thereto a certain tract or parcel of land, alley or areaway, between the northerly line of the property conveyed to McEwell Corporation by deed from Elizabeth Chambers and husband, J. D. Chambers, of record in Deed Book 1784, page 401, and the southerly line of the property conveyed to McEwell Corporation by deed from Sally Core Looney, a widow, of record in Book 1278, page 157, Register's Office of Davidson County, Tennessee, said tract of land situated in the First Civil District of Davidson County, Tennessee, extends east and west approximately 21 feet 7 inches, more or less, and north and south approximately *5* feet, more or less.

Parcel #3 - Land in Davidson County, Tennessee, being part of Lot No. 15 on the Original Plan of the Town of Nashville, not of record, described as follows:

> Beginning on the easterly margin of Second Avenue, North, formerly Market Street, at a point 19 feet north of the northerly margin of Broadway, formerly Broad Street, said point being the northwest comer of the property conveyed to Mrs. E. B. Shwab by deed from J. R. Whitmore

of record in Book 168, page 480, Register's Office for said County; thence with the easterly margin of said A venue, northwardly 37 feet 3 inches to the southwest comer of the property conveyed to McEwell Corporation by deed from Irvin G. Chase and wife, of record in Book 1136, page 423, said Register's Office; thence with said Corporation's southerly line, eastwardly 40 feet, more or less, lo the westerly margin of an alley; thence with said alley, southwardly 37 feet 2 inches to the northeast comer of said Shwab property; thence with the northerly line of same, westwardly 40 feet, more or less, to the beginning.

Also and together with the land, alley, or areaway between the easterly line of the above described property, the said I. Komisar and wife, Eva Komisar, did grant to the McEwell Corporation all of their right, title, and interest, if any, in and to the aforesaid property described in parcel #2 hereinabove as quit claimed from Elizabeth Chambers and husband, J. D. Chambers, to McEwell Corporation.

Parcel #4 - Being part of Lot No. 15 on the Original Plan of the Town of Nashville, not of record, described as follows:

Beginning on the easterly margin of Second Avenue North, formerly Market Street, at a point 56 feet 2 inches more or less, north of the northerly margin of Broadway, formerly Broad Street, said point being the northwest comer of the property conveyed to I. Komisar by deed from Vanderbilt University of record in Book 1194, page 109, Register's Office for said County; thence with the easterly margin of said Avenue northwardly 21 feet, more or less, to the southwest comer of the property conveyed to McEwell Corporation by deed from Sallie Core Looney of record in Book 1278, Page 157, said Register's Office; thence with the southerly line of same eastwardly 40 feet, more or less, to the westerly margin of an alley; thence with said alley southwardly 21 feet, more or less, to the northeast corner of said Komisar property; thence with the northerly line of same westwardly 40 feet, more or less, to the beginning.

Parcel #5 - In the 5th Ward of the City of Nashville, being part of Lot No. 15 on the Original Plan of Nashville, not of record, described as follows:

Beginning on the easterly margin of Second Avenue North, formerly Market Street, at a point 76 feet 8 inches, more or less, northwardly from the northerly margin of Broad Street, being the northwest comer of the lot conveyed by the Executors of the William Litterer estate to James H . Gordon by deed of record in Book 611, page 353, Register's Office for said County; running thence with the easterly margin of said Second Avenue North northwardly 26 feet 10 inches, more or less, to the southwest comer of the lot owned by Benjamin Herman, now deceased; thence with Herman's southerly line eastwardly 213 feet to the westerly margin of First Avenue North, formerly Front or Water Street; thence with the westerly margin of First A venue North southwardly 26 feet 10 inches, more or less, to the northerly margin of a private alley; thence westwardly with said margin of said alley, to the northeast comer of the aforesaid Gordon lot, and continuing with said Gordon's northerly line to the point of beginning on Second Avenue North, this southerly line of the Litterer lot measuring like its northerly line 213 feet.

Parcel #6: - Land in Davidson County, Tennessee, being part of Lot 15 on the Plan of Original Town of Nashville, and further identified as Parcel 96 on Metropolitan Property Map 93-6-2. Said lot fronts 63.41 feet on the north side of Broadway and extends back 40 feet along the west margin of First Avenue, North to a dead line in the rear, on which it measures 63.33 feet.

Parcel #7: - Land in Davidson County, Tennessee, being part of Lot No. 15 on the Original Plan of Nashville, not of record, described as follows:

Beginning at a point on the easterly margin of 2nd Avenue, North, formerly Market Street, 103 feet 8 inches, north of the northerly margin of Broadway, and running thence eastwardly through the center of a party wall 210 feet to a point on the westerly margin of 1st Avenue North, formerly Front Street, 104 feet 1 inch north of the northerly margin of Broadway; thence northwardly, along the westerly margin of 1st Avenue North, 25 feet 7 inches; thence westerly through the center of a party wall,210 feet to the easterly margin of 2nd Avenue North; thence southwardly25 feet 9 inches to the beginning, according to a survey made on September 30, 1931, by W. B. Southgate, Surveyor.

Parcels 1 – 7 being the same property in which a one-third undivided interest was conveyed to Robert E. Harwell, Jr. and AmSouth Bank (now Regions Bank by merger), as Co-Trustees of the Robert E. Harwell, Jr. Separate Share Trust by deed of record as Instrument #20040922-0113887, Register's Office of Davidson County, Tennessee.

This is improved property known generally as 108 and 110 Second Avenue North, Nashville, Davidson County, Tennessee. The property is conveyed subject to all limitations, matters that would be shown on a survey, restrictions and encumbrances as may affect the property, including, without limitation, all zoning restrictions, and irrespective of whether such limitations, matters, restrictions and encumbrances are of record. All property descriptions are taken from prior deeds.

CERTIFICATE OF AUTHENTICITY

I, Linda R. Koon, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Linda R. Koon

Linda R. Koon

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared, Linda R. Koon, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledges this certification of an electronic document is true and correct.

WITNESS my hand and seal at office in Nashville, Tennessee, this 25th day of April, 2016.

Notary Public

My Commission Expires: 9/11/17

BEVERLY SEBASTIAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN

NOTARY PUBLIC
Beverly Sebastian
My Commission Expires
September 11, 2017
STATE OF TENNESSEE