Davidson County DEEDQC
Recvd: 06/07/16 13:51 9 pgs
Fees:47.00 Taxes:0.00
20160607-0057407

This Quitclaim Deed is being rerecorded to address the authority of the Attorney in Fact of Thomas H. Gorin to sign the Quitclaim Deed. Furthermore, this deed is being executed to affirm the execution of the Attorney in Fact of Thomas H. Gorin by Thomas H. Gorin signing his name for himself. Leah Gorin joins in this Correction Deed to affirm her signature on the previously recorded instrument due to the notary acknowledgment on same.

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS)
Clifton Avenue Partners, LLC 2218 Belmont Blvd., Apt. 101 Nashville, TN 37212	New Owner	Map and Parcel No. 09211036900

This instrument prepared by: Robert J. Notestine III, Attorney at Law, 109 Konner Avenue, Suite 201, Nashville, Tennessee 37205. Prepared from information furnished by the parties hereto without the benefit of a title examination

QUITCLAIM DEED

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid, know all persons by these presents, I, Jeffery A. Gorin, individually, Thomas H. Gorin, individually, Thomas H. Gorin, Trustee pursuant to the last will and testament of Alfred Allen Gorin in Case No. 99-D1632, Probate Court for Davidson County, Tennessee, and Leah G. Delozier, individually (hereinafter referred to as "Grantors") do hereby quitclaim, bargain, sell and convey unto Clifton Avenue Partners, LLC a Tennessee limited liability company (hereinafter referred to as the "Grantee") all of our interest in the following described parcel of real estate located in Davidson County, Tennessee.

See attached Schedule A for the legal description of said property which is incorporated herein by this reference.

The subject real property was created out of seven parcels contained in various deeds of record. The source of title are as follows:

Being the same property conveyed by Quitclaim Deed from A. A. Gorin (also known as Alfred A. Gorin) to Jefferson A. Gorin, a one-half undivided remainder interest as recorded on the 11th day of March, 1997 in Deed Book 10376, Page 326; Quitclaim Deed from Jefferson A. Gorin to A. A. Gorin and wife, Sammie O. Gorin, my one-half undivided interest as recorded on the 16th day of August, 1993 in Deed Book 9048, Page 119; Deed of Life Estate from Thomas H. Gorin and Jefferson A. Gorin to A. A. Gorin and wife, Sammie O. Gorin as recorded on the 29th day of November, 1993 in Deed Book 9165, Page 1; Quitclaim Deed from A. A. Gorin (a/k/a Alfred A. Gorin) and wife, Sammie O. Gorin to Thomas H. Gorin and Jefferson A. Gorin as recorded on the 19th

BILL GARRETT, Davidson County
Trans:T2015000544? DEEDQC
Recvd: 01/22/15 13:19 6 pgs
Fees:32.00 Taxes:0.00
20150122-0006370

I, Talbott P. Ottinger, 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.

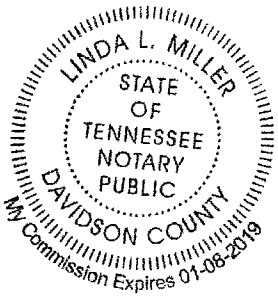
Talbott P. Ottinger

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a notary public for this county and state, Talbott P. Ottinger who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: 1-8-2019



day of January, 1989 in Deed Book 7754, Page 320, corrected in Deed Book 7823, Page 725 and corrected in Deed Book 8041, Page 164; Warranty Deed (Corporate Form) from Associates Financial Services Company of Tennessee, Inc. to A. A. Gorin and wife, Sammie O. Gorin as recorded on the 24th day of September, 1982 in Deed Book 5941, Page 367; Quitclaim Deed from Isaac Berry and Grace R. Berry (also known as Annie R. Berry) to A. A. Gorin and wife, Sammie O. Gorin as recorded on the 10th day of August, 1983 in Deed Book 6113, Page 240; Warranty Deed from Harold C. LeWitt to Alfred A. Gorin, Thomas H. Gorin and Jefferson A. Gorin as recorded on the 25th day of February, 1980 in Deed Book 5569, Page 527; Quitclaim Deed from Alfred Allen Gorin and wife, Sammie O. Gorin, Harold C. LeWitt and wife, Dorothy B. LeWitt, Thomas Harding Gorin and Jefferson A. Gorin to Gorin & LeWitt Enterprises, a joint venture composed of Alfred Allen Gorin, Harold C. LeWitt, Thomas H. Gorin and Jefferson A. Gorin as recorded on the 13th day of February, 1979 in Deed Book 5394, Page 792; Warranty Deed from Bill Abernathy and wife, Queenye Sloan Abernathy to Alfred Allen Gorin and wife, Sammie O. Gorin, a 1/2 interest and Harold C. LeWitt and wife, Dorothy B. Lewitt, a 1/2 interest as recorded on the 24th day of August, 1972 in Deed Book 4631, Page 353; Warranty Deed from Citizens Savings Bank And Trust Company to Alfred Allen Gorin and wife, Sammie O. Gorin a one half interest and Harold C. Lewitt and wife Dorothy B. LeWitt a one-half interest as recorded on the 2nd day of July, 1973 in Deed Book 4724, Page 411; Warranty Deed from Al Barish and Mollie Barish to A. A. Gorin & wife Sammie O. Gorin and Harold C. LeWitt & wife Dorothy B. LeWitt as recorded on the 28th day of November, 1973 in Deed Book 4768, Page 59; County Court Clerk's Deed from R. E. Worrall, as such Clerk to A. A. Gorin as recorded on the 8th day of May, 1974 in Deed Book 4813, Page 411; Quit-Claim Deed from Johnnie E. Jackson Turner to Thomas Harding Gorin and Jefferson A. Gorin as recorded on the 19th day of September, 1975 in Deed Book 4952, Page 663; Deed from Jack J. Cohen and wife, Bessie D. Cohen, B. B. Doubleday, Jr., and Leon Gilbert to Thomas Harding Gorin and Jefferson Allen Gorin as recorded on the 9th day of October, 1975 in Deed Book 4960, Page 191; Quitclaim Deed from Thomas Edward Jackson to Thomas Harding Gorin and Jefferson A. Gorin as recorded on the 1st day of June, 1977 in Deed Book 5153, Page 752 and Warranty Deed from Thomas Edward Jackson and Houston W. G. Burrus, Jr., the only heirs at law of Carter Louise Jackson, deceased to Thomas Harding Gorin and Jefferson A. Gorin as recorded on the 1st day of June, 1977 in Deed Book 5153, Page 754, in the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Thomas Hardin Gorin and Jefferson Allen Gorin by Warranty Deed from L. Randall Travis, Trustee, recorded on the 4th day of January, 1974 in Deed Book 4778, Page 443, in the Register's Office of Davidson County, Tennessee.

Being part of the same property conveyed to Thomas Harding Gorin and Jefferson Allen Gorin by Deed from B. B. Doubleday, Jr., recorded on the 11th day of November, 1975 in Deed Book 4970, Page 96, in the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Thomas Gorin, Harding Gorin and Jefferson A. Gorin by Warranty Deed from Samuel Akins Tolbert and Josie Malinda Jackson, recorded on the 13th day of May, 1976 in Deed Book 5024, Page 893, in the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Thomas Harding Gorin and Jefferson Allen Gorin by Special Warranty Deed from The Metropolitan Government of Nashville and Davidson County (Metropolitan Government), recorded on the 17th day of February, 1978 in Deed Book 5254, Page 280, in the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to A. A. Gorin and wife, Sammie O. Gorin by Warranty Deed (Corporate Form) from Associates Financial Services Company of Tennessee, Inc., recorded on the 24th day of September, 1982 in Deed Book 5941, Page 367, in the Register's Office of Davidson County, Tennessee.

Being the same property conveyed by Installment Deed from Alfred Allen Gorin, et ux, Sammie O. Gorin, Harold C. LeWitt et us, Dorothy B. LeWitt, Thomas H. Gorin, and Jefferson A. Gorin to John Yokley Company, a Tennessee corporation as recorded on the 30th day of December, 1983 in Deed Book 6204, Page 924, in the Register's Office of Davidson County, Tennessee.

Jefferson A. Gorin is also known as Jefferson Allen Gorin and is one and the same person. Thomas H. Gorin is also known as Thomas Harding Gorin and is one and the same person. A life estate interest in part of the real property described on Exhibit A was conveyed to Leah G. Delozier pursuant to the last will and trust of Alfred Allen Gorin in Case No. 99D-1632, Probate Court for Davidson County, Tennessee. Thomas H. Gorin was also named as Trustee as to an interest in the same portion of said real property.

This is improved real property commonly known as 2400 Clifton Avenue Nashville, TN 37209

(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 20th day of January, 2015.
(
(
(

Notary Public

(My Commission Expires: 3-24-15
(

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

IN WITNESS WHEREOF, the Grantors have caused this Quitclaim Deed to be executed this 20th day of January, 2015.

Jefferson A. Gorin

THOMAS M. GORIN
by Michael C. Castellarin his atty in fact
Thomas H. Gorin, individually
By: Michael C. Castellarin, attorney in Fact

THOMAS M. GORIN, TENNESSEE,
by his attorney in fact Michael C.
Thomas H. Gorin, Trustee pursuant to the last will and testament of Alfred Allen Gorin in Case No. 99D-1632 Probate Court for Davidson County, Tennessee
By: Michael C. Castellarin, attorney in Fact

Leah G. Delozier

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Michael M. Castellarin with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, executed the foregoing instrument on behalf of Thomas H. Gorin and who acknowledged that he executed the same as the free act and deed of the said Thomas H. Gorin.

WITNESS my hand and official seal at Nashville, Tennessee, this 20th day of January, 2015.

CHRISTOPHER B. FOWLER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

NOTARY PUBLIC

My Commission Expires:

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

MY COMMISSION EXPIRES: JULY 2, 2018

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Michael M. Castellarin with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, executed the foregoing instrument on behalf of Thomas H. Gorin, Trustee and who acknowledged that he executed the same as the free act and deed of the said Thomas H. Gorin, Trustee .

Witness my hand and seal at Nashville, Tennessee, this January day of 20th, 2015.

CHRISTOPHER B. FOWLER STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Notary Public

My Commission Expires:

MY COMMISSION EXPIRES: JULY 2, 2010

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

IN WITNESS WHEREOF, the Grantors have caused this Quitclaim Deed to be executed this _____ day of January, 2015.

_____
Jefferson A. Gorin

_____
Thomas H. Gorin individually and as
the Trustee pursuant to the
last will and testament of Alfred Allen Gorin
in Case No. 99D-1632 Probate Court for
Davidson County, Tennessee

Leah Ann Delozier

STATE OF Pinal Arizona
COUNTY OF Pinal

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Jefferson A. Gorin with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Sun Tan Valley Arizona this 17 day of January, 2015.

Notary Public

My Commission Expires: 02/10/2017

Jeffrey Rubendall
Notary Public
Pinal County, Arizona
My Comm. Expires 02-10-17

STATE OF _____
COUNTY OF _____

Before me, the undersigned a Notary Public, in and for the State and County aforesaid, personally appeared Thomas H. Gorin with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at _____, _____ this _____ day of _____, 2015.

_____
Notary Public

My Commission Expires:_____

Beginning at an iron rod in the northern right of way of Clifton Avenue, said point being the southeastern corner of the herein described tract and the southwestern corner of the R M Dixon Real Estate property as described in Instrument 20110805-0060509 RODC, being North 83° 34' 55" W, 30.50 feet from the northwest right of way of the railroad crossing Clifton Avenue;

Thence, with the north right of way of Clifton Avenue, N 83° 34' 55" W, 113.62 feet to an iron rod at the southeast corner of the Mt. Nebo Baptist Church property as described in Deed Book 2280 Page 510 RODC;

Thence, leaving said right of way, N 07° 19' 52" E, 202.50 feet to an iron rod at the centerline of the terminus of Pearl Street;

Thence, with the old centerline of Pearl Street, S 82° 53' 24" E, 25.00 feet to an iron road;

Thence, N 07° 19' 52" E, 202.50 feet to an iron rod in the southern right of way of Merry Street at the northeast corner of the John Hays' property as described in Instrument 20050103-0000634 RODC;

Thence with said right of way S 83° 41' 14" E, 206.80 feet to an iron rod at the northwest corner of the R M Dixon Real Estate property as described in Instrument 20110805-0060509 RODC;

Thence, with Dixon's west line the next three calls, S 06° 56' 40" W, 193.17 feet to an iron rod;

Thence, S 15° 57' 46" W, 97.73 feet to an iron rod'

Thence, S 50° 18' 54"W, 125.74 feet to the point of beginning and containing 80,929 square feet or 1.858 acres.

Exhibit A

[Signature & Acknowledgement page for Rerecording Quitclaim Deed with Corrected Signatures]

Leah Gorin

Leah Gorin

STATE OF AZ COUNTY OF PINAL

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, duly commissioned and qualified, Leah Gorin the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, this 4th day of May, 2016

Notary Public
My commission expires: 3/5/2020

Robert J Walte
Notary Public - Arizona
Maricopa County
My Commission Expires
March 5, 2020

STATE OF _____ COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, duly commissioned and qualified, _____ the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, this _____ day of May, 2016

_____
Notary Public
My commission expires:

[Signature & Acknowledgement page for Rerecording Quitclaim Deed with Corrected Signatures]

Thomas H. Gorin, individually

Thomas H. Gorin, Trustee pursuant to the last will and testament of Alfred Allen Gorin case No. 99P-1632

STATE OF South Carolina
COUNTY OF Beaufort

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, duly commissioned and qualified, Thomas H. Gorin the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, this 27th day of April, 2016

Tara Benton Dennis
Notary Public
My commission expires:

TARA BENTON DENNIS
Notary Public, State of South Carolina
My Commission Expires 11/3/2025

STATE OF South Carolina
COUNTY OF Beaufort

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, duly commissioned and qualified, Thomas H. Gorin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath,, acknowledged himself to be the Trustee pursuant to the last will and testament of Alfred Allen Gorin case No. 99P-1632 and that he as such Trustee, executed the foregoing instrument for the purpose therein contained, by signing the name Trustee pursuant to the last will and testament of Alfred Allen Gorin case No. 99P-1632, by himself as such Trustee

WITNESS my hand and seal, this 27th day of April, 2016

Tara Benton Dennis
Notary Public
My commission expires:

TARA BENTON DENNIS
Notary Public, State of South Carolina
My Commission Expires 11/3/2025