Prepared by:
Kenneth M Ballew
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

Bill Garrett Davidson County
Batch# 67851 DEEDQC
03/12/2018 02:03:02 PM 6 pgs
Fees: $32.00 Taxes: $0.00
20180312-0023184

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Sworn and subscribed before me on this the 22nd day of January, 2018.

Notary Public

KATHLEEN H. WHITEHEAD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My commission expires: My Commission Expires NOV. 8, 2021

QUITCLAIM DEED

For and in good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Irwin Fastow, Michael A. Friedland, Scott Friedland** and **Ellen Rule**, herein after called the **Grantors**, by these presents do hereby quitclaim, unto **SOUTH 5TH NT, LLC**, herein after called the **Grantee**, Grantees's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, as follows: see attached Exhibit "A."

Being the same property conveyed to Melvyn J. Friedland and wife, Janet D. Friedland, by deed dated April 29, 1975, and of record in book 4908 page 121, Registers Office for Davidson County, TN. Said Melvyn J. Friedland died on February 5, 1978. Said Janet D. Friedland died on September 2, 2016, intestate, without leaving a Last Will and Testament. The heirs at law of said Janet D. Friedland, known at the time of her death as Janet Friedland Fastow as a result of her marriage to Irwin Fastow, are her spouse, Irwin Fastow, her son Michael A. Friedland, her daughter Ellen Rule, and her son Scott Friedland.

The property has not been the residence of any grantor, their respective spouse or issue.

It is the express intent of the Grantors to convey their title and interest in the subject properties to SOUTH 5TH NT, LLC, so that the limited liability company holds the title to the properties individually.

This conveyance is subject to matters shown on recorded plans, and to applicable covenants, conditions, restrictions, easements, liens and property taxes.

Unimproved properties known as: 812 S 5th Street
Crutcher Street
Crutcher Street

The effective date of this quitclaim deed is January 22nd, 2018.

Each grantor herein will sign a separate execution page of this quitclaim deed, the signed execution pages attached to page 1 of this quitclaim deed together will form a single instrument.

EXHIBIT "A" – LEGAL DESCRIPTION

This Instrument Was Prepared By: William J. Faimon, Attorney
200 Court Square Building
Nashville, Tennessee 37201

BOOK 4908 PAGE 121

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBER
MELVYN J. FRIEDLAND, ET UX	SAME	Map 93-8
818 SOUTH FIFTH STREET		Pcl. 6
NASHVILLE, TENNESSEE		

FOR AND IN CONSIDERATION of the sum of ------Five Hundred Fifty-Two Thousand & no/100---
-------($552,000.00)---------- Dollars,

cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations. The sum of $552,000.00 includes payment for furniture and equipment located on the premises.

I, JIMMY ELKINS

have this day bargained and sold, and do hereby transfer and convey unto the said MELVYN J. FRIEDLAND and wife, JANET D. FRIEDLAND

their heirs and assigns, a certain tract or parcel of Land in Davidson County, Tennessee, being Lots Nos. 63, 64, parts of Lots Nos. 65 through 72 on the Plan of J. R. Love's subdivision of Lots Nos. 16 and 17 of D. B. Cooper's Addition, as of record in Book 161, Page 162, Register's Office for said County. According to a survey made by James A. Hamilton, Jr., Surveyor, April 9th,1964, said Lots Nos. 63 and 64 front 155 feet on the northerly side of Crutcher Street and run back 285 feet on the westerly line and 283 feet on the easterly line with the westerly margin of an alley to an iron pin. Said part of Lots Nos.65 through 72 are described together as follows: Beginning at a railroad spike at the northeast corner of Crutcher Street and the first alley west of South Fifth Street; thence with said Street eastwardly 55.38 feet; thence northerly 50 feet to a cross cut in concrete slab; thence southeastwardly 91.08 feet to an iron pin in the southwesterly corner of the property conveyed to the Nashville Housing Authority, by deed from O. J. Vann and wife, of record in Book 3256, Page 549, said Register's Office; thence with the Housing Authority's westerly line northerly 285.69 feet to the center of a railroad spur track; thence with the center line of said spur track in a northwesterly direction 88.37 feet to an iron pin in the southerly margin of Dew Street; thence with said Street westwardly 93.51 feet to an iron pin in the easterly margin of an alley; thence with said alley southwardly 340.72 feet to the beginning. Being the same property conveyed to Jimmy Elkins and wife, Bonnie Jean Elkins, by deed from Mary Gill Vann, a widow, of record in Book 3710, Page 382, Register's Office for Davidson County, Tennessee; the said Bonnie Jean Elkins having since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $552,000.00 * this figure includes payment for furniture and equipment located on the premises

Subscribed and sworn to before me, this 24 day of April, 75
Jimmy Elkins
Notary Public
My Commission expires 2/8/78
(Affix Seal)

This property is located at 818 South Fifth Street, Nashville, Tennessee
(Street Number) (Street) P. O. Address (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said MELVYN J. FRIEDLAND and wife, JANET D. FRIEDLAND

their heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unincumbered.

I further covenant and bind myself and my heirs and representatives, to warrant and forever defend the title to said real estate to said MELVYN J. FRIEDLAND and wife, JANET D. FRIEDLAND their heirs and assigns, against the lawful claims of all persons.

Witness my hand this 24 day of April, 75, the day and date aforesaid.

Jimmy Elkins

For said County and State

the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 24 day of April, 75

Carolyn Hastings
Notary Public

My commission expires 2/8/78

NOTARY PUBLIC CAROLYN HASTINGS DAVIDSON COUNTY, TENN.

EXECUTION PAGE FOR QUITCLAIM DEED TO SOUTH 5TH NT, LLC

WITNESS THE EXECUTION HEREOF this 22nd day of January, 2018.

Michael A. Friedland

KATHLEEN H. WHITEHEAD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

State of Tennessee)
County of Davidson)

On this 22nd day of January, 2018, before me the undersigned in and for said County and State, personally appeared before me the within named Michael A. Friedland, the Grantor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledge the execution as a free act and deed.

Notary Public

My commission expires: My Commission Expires NOV. 8, 2021

P05+055

EXECUTION PAGE FOR QUITCLAIM DEED TO SOUTH 5TH NT, LLC

WITNESS THE EXECUTION HEREOF this 13 day of ~~January~~ FEB., 2018.

Ellen Rule

State of Virginia)
County of Fairfax)

On this 13 day of ~~January~~ FEB., 2018, before me the undersigned in and for said County and State, personally appeared before me the within named Ellen Rule, the Grantor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledge the execution as a free act and deed.

~~Notary~~ Public

My commission expires: 05-31-2020

MARLON F. BARRERA
NOTARY PUBLIC
MY COMMISSION NUMBER 7534173
COMMONWEALTH OF VIRGINIA

EXECUTION PAGE FOR QUITCLAIM DEED TO SOUTH 5TH NT, LLC

WITNESS THE EXECUTION HEREOF this 21 day of ~~January~~ Feb., 2018.

Scott Friedland

State of North Carolina
County of New Hanover

On this 21 day of ~~January~~ Feb., 2018, before me the undersigned in and for said County and State, personally appeared before me the within named Scott Friedland, the Grantor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledge the execution as a free act and deed.

Notary Public

My commission expires: 9-26-2022

SARAH D HENNES
Notary Public
New Hanover Co., North Carolina
My Commission Expires Sept. 26, 2022

EXECUTION PAGE FOR QUITCLAIM DEED TO SOUTH 5TH NT, LLC

WITNESS THE EXECUTION HEREOF this 22nd day of January, 2018.

Irwin Fastow

State of FLORIDA)
County of BROWARD)

On this 22 day of January, 2018, before me the undersigned in and for said County and State, personally appeared before me the within named Irwin Fastow, the Grantor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledge the execution as a free act and deed.

Notary Public

LILY GUERRA
MY COMMISSION # FF 102698
EXPIRES: July 16, 2018
Bonded Thru Budget Notary Services

My commission expires: _____

NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCELS#:
SOUTH 5TH NT, LLC 208 23rd Avenue North Suite 201 Nashville, TN 37203-1794	same	09308000600 09308000900 09308001000