Ex 2

THIS INSTRUMENT PREPARED BY:
GREGORY S. PERRONE, ATTORNEY
109 Westpark Drive, Suite 330
Brentwood, TN 37027

BOOK 9299 PAGE 26

New Owner:
Robert S. Irby etux
4707 Granny White Pike
Nashville, TN 37220

Send Tax Bills To:
Sunbelt National Mortgage Corp.
2974 LBJ Freeway, 4th Floor
Dallas, TX 75234

Map & Parcel:
131-15-021

QUITCLAIM DEED

FOR AND IN CONSIDERATION of ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged **Betty A. Irby**, by these presents does hereby quitclaim and convey unto **Robert S. Irby and wife, Betty A. Irby**, their successors and assigns all her right, title and interest in and to the following described tract of land:

Land in the 7th Civil District of Davidson County, Tennessee, being described according to a survey made by Hal R. Swann, Jr., Surveyor, dated October 26, 1982, as follows:

Beginning at a point in the westerly margin of Granny White Pike at the southeast corner of the property that was conveyed to Mary L. Rudolph of record in Book 1001, page 509, said Register's Office, being the northeast corner of this tract; thence with the westerly margin of Granny White Pike, South 17 deg. 18 min. West 315 feet to a stake at the northeast corner of the property conveyed to J. Carl Russell; thence with Russell's north line, North 85 deg. 00 min. West 500 feet to a point, being the southeast corner of the remaining property owned by Jim M. Fitts; thence in a northerly direction 305 feet, more or less, to a point in the south line of the Baggett Lands, formerly Rudolph; thence running with the southerly margin of Baggett property South 87 deg. 00 min. East 500 feet to the point of beginning containing 3.52 acres, more or less.

Being the same property conveyed to Betty A. Irby by Quitclaim Deed from Robert S. Irby, of record in Book 9004, page 649, Register's Office for Davidson County, Tennessee.

This is improved property known as 4707 Granny White Pike, Nashville, Tennessee 37220.

This conveyance is done for the sole purpose of creating a tenancy by the entirety in accordance with T.C.A. 66-1-109.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

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

Witness my hand this 18th day of March, 1994.

Betty A. Irby

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Betty A. Irby the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee this 18th day of March, 1994.

Notary Public

My commission expires: 1-28-95

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer of property is $0.00.

Affiant

Sworn to and subscribed before me this 16th day of September, 1993.

Notary Public

My Commission Expires: 5-28-95

94 APR -4 PM 3:12

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