This Instrument Was Prepared By:
Davis & Jordan, PC
5210 Maryland Way Suite 202
Brentwood, Tenn. 37027

BOOK 11326 PAGE 720

QUITCLAIM DEED

FROM: Charles Jason Ritzen and Charles Adkins Ritzen

TO: Charles Jason Ritzen

ADDRESS NEW OWNER(S) AS FOLLOWS: 1106 Glenwood Avenue
Nashville, Tennessee 37204

SEND TAX BILLS TO: Southtrust Mortgage Corporation

MAP-PARCEL NUMBERS: 131-4-264

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.

Affiant

Subscribed and sworn to before me, this the 25th day of January 1999.

SHANNON C. REED
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TENN.
My Commission Expires OCT. 1, 2002

Notary Public
My Commission Expires:

FOR AND IN CONSIDERATION of the sum of No Dollars ($0.00), but other good and valuable consideration each to the other received, Charles Jason Ritzen and Charles Adkins Ritzen, Grantors, have hereby quitclaimed, and by these present does transfer and convey all of their interest unto Charles Jason Ritzen, the said Grantee, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

See Attached Exhibit "A"

IN WITNESS WHEREOF, we have hereunto set our hands on this the 25th day of January, 1999.

Charles Jason Ritzen

Charles Adkins Ritzen

05450066
IDENTIF. ↑ REFERENCE

99FEB-4 AM 9:46

CILL GAMMON REGISTER
DAVIDSON COUNTY, TN.

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RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

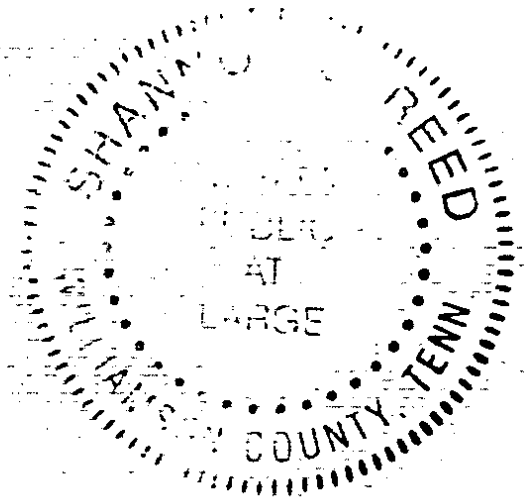
BOOK 11326 PAGE 721

On this day of January 25th, 1998, before me personally appeared Charles Jason Ritzen and Charles Adkins Ritzen to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand and seal this day of January 25, 1999.

Notary Public

My Commission Expires:



My Commission Expires OCT. 1, 2002

EXHIBIT "A" - LEGAL DESCRIPTION

LAND IN DAVIDSON COUNTY, TENNESSEE BEING LOT NO. 44 IN M.N. YOUNG'S PARKVIEW SUBDIVISION, A PLAN OF WHICH IS OF RECORD IN BOOK 547, PAGE 173, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 44 FRONTS 100.0 FEET ON THE NORTHERLY SIDE OF GLENWOOD AVENUE AND RUNS BACK BETWEEN PARALLEL LINES 164.0 FEET TO A DEAD LINE.

THIS BEING THE SAME PROPERTY CONVEYED TO CHARLES JASON RITZEN AND CHARLES ADKINS RITZEN BY WARRANTY DEED OF LINDA L. ROGHAAR, UNMARRIED OF RECORD IN BOOK 11281, PAGE 617, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

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