This Instrument Prepared By:
TITLE ESCROW, INC.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615)361-6679

Davidson County DEEDQC
Recvd: 01/04/05 12:44 2 pgs
Fees:12.00 Taxes:0.00
20050104-0001165

ADDRESS NEW OWNER:
SOLUTION HOME BUYERS, INC.
P. O. Box 1648
White House, TN 37188

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 52-01-0C
PARCEL 250.00 CO
11D-94658

QUITCLAIM DEED

ROYALTY PROPERTIES, LLC hereby Quitclaims all of its interest unto SOLUTION HOME BUYERS, INC., its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 25, on the Plan of Neely's Chase, of record in Plat Book 7900, Page 196, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to ROYALTY PROPERTIES, LLC , by deed from Mary L. Goines of record in INST: 20020208-0017583, Register's Office for Davidson County, Tennessee.

This is improved property known as 501 Robbie Ann Court, Madison, TN 37115.

This is the same description as in previous deed of record.

THIS conveyance subject to such easements and setback lines of record Plat Book 7900, Page 196, in said Register's Office.

FOR THE EXPRESS PURPOSE of carrying out the intent of this conveyance, as above set out, ROYALTY PROPERTIES, LLC does hereby Quitclaim and convey all of its interest unto the said SOLUTION HOME BUYERS, INC., its successors and assigns, and ROYALTY PROPERTIES, LLC covenants with the said Grantee that the same is conveyed subject to the limitations and restrictions as may effect the premises. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 4TH **day of January, 2005.**

ROYALTY PROPERTIES, LLC

Sean R. Queen, Chief Manager

STATE OF TENNESSEE
COUNTY OF ROBERTSON

Personally appeared before me Sean R. Queen 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, and who further acknowledged that he is the Chief Officer of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this the 4th day of January , 2005.

Janie S Smith
Notary Public

My Commission expires: Jan. 29, 2005

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

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

Sean R Queen
AFFIANT

Subscribed and sworn to before me
this 4th **day of January, 2005.**

Janie S Smith
NOTARY PUBLIC
My Commission Expires: Jan. 29, 2005