THIS INSTRUMENT WAS PREPARED BY AND RETURN TO:

H. Anthony Duncan, Esq.
121 First Avenue South
Suite 200
Franklin, Tennessee 37064

STATE OF TENNESSEE)
COUNTY OF Davidson)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ZERO (0).

Natasha Bilbrey
Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public this 11 day of March, 2005.

H. ANTHONY DUNCAN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public
My Commission Expires: 1/4/06

QUITCLAIM DEED

ADDRESS OF NEW OWNER(S):
Dy Properties II, LLC
2407 Grover Street
Nashville, TN 37207

SEND TAX BILLS TO:
New Owner

MAP-PARCEL NUMBERS:
070-04-0-65.00

KNOW ALL MEN BY THESE PRESENTS that we, **MADELINE R. SNODDY, married**, for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby remise, release and forever quitclaim unto **DY PROPERTIES II, LLC, a Tennessee limited liability company**, his/her/their heirs and assigns, my entire right, title and interest in and to a certain tract and/or parcel of land in Davidson County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 84, on the Plan of Haynies Cleveland Plan, of record in Plat Book 161, Page 35, said Register's Office, to which plat reference is hereby made for a more complete description of said property.

BEING the same property conveyed to DY PROPERTIES II, LLC, A TENNESSEE LIMITED LIABILITY CO, by Warranty Deed from VICTOR JOHNSON, unmarried, ROBERT JOHNSON, unmarried, and THYCKLA GRAY, unmarried, each having a one-third undivided interest, of record in Instrument No. 20040512-0054987, Register's Office for Davidson County, Tennessee dated April 26, 2004. Victor Johnson, Robert Johnson and Thyckla Gray acquired title to this property by operation of law as the sole surviving heirs of Thyckla Johnson as evidenced by an Affidavit of Heirship of record as Instrument No. 20040512-0054985, said Register's Office. Their parents Robert J. Johnson and wife, Thyckla Johnson acquired title to this property on August 27, 1968, via a deed of record in Book 4264, Page 427, said Register's Office. Robert J. Johnson died on June 10, 1970; Thyckla Johnson died on November 11, 2003, leaving the heirs listed above.

NOTE: See Instrument Nos. 20041229-0153381, 20050210-0015463 and *_____, said Register's Office. This was the same property erroneously conveyed to Madeline R. Snoddy, married; that conveyance was corrected at Instrument No. 20050210-001546, said Register's Office.

This conveyance is made subject to all conditions, restrictions and easements of record in the Register's Office of Davidson County, Tennessee.

This is improved property known as: **2407 Grover Street, Nashville, TN 37207.**

* 20050223-0019507

Davidson County DEEDQC
Recvd: 03/21/05 10:03 2 pg
Fees:12.00 Taxes:0.00

20050321-0030299

Witness my hand this 11 day of ~~February~~ March HAD, 2005.

Madeline R. Snoddy

MADELINE R. SNODDY

John A. Snoddy by Madeline R. Snoddy, Attorney-in-Fact

JOHN A. SNODDY by MADELINE R. SNODDY, his attorney-in-fact by virtue of a Power of Attorney of record at Instrument No. 20041229-0153380, Register's Office for Davidson County, Tennessee.

***John A. Snoddy hereby conveys any and all interest he may have in said property by virtue of his marriage to Madeline R. Snoddy.**

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **MADELINE R. SNODDY**, with whom I am personally acquainted or who proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand this 11 day of March, 2005.

H. ANTHONY DUNCAN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public H. Anthony Duncan

My Commission Expires: 1/4/06

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **MADELINE R. SNODDY**, with whom I am personally acquainted or who proved to me based upon satisfactory evidence, and who acknowledged that she/he executed the within instrument for the purposes therein contained, and who further acknowledged that she/he is the attorney-in-fact 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 this 11 day of February, 2005.

Notary Public H. Anthony Duncan

My Commission Expires: 1/4/06

H. ANTHONY DUNCAN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY