THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ 80,000.00

Affiant

Subscribed and sworn to before me this 8th day of April, 2005.

Notary Public

My Commission Expires:

10-12-05

Davidson County DEEDQC
Recvd: 04/12/05 09:44 2 pgs
Fees:13.00 Taxes:296.00
20050412-0040168

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE Sumner County, Tennessee

ADDRESS NEW OWNER

Bruce Hardin
3404 Benham Avenue
Nashville, TN 37215

SEND TAX BILLS TO

Bruce Hardin
3404 Benham Avenue
Nashville, TN 37215

MAP & PARCEL NOS.

MAP 91-14-B
PARCEL 14 CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of EIGHTY THOUSAND AND 00/100 DOLLARS ($***80,000.00), the receipt of which is hereby acknowledged, Shamrock Holdings, Inc., a Tennessee corporation ("Grantor"), hereby quitclaims and conveys to Bruce Hardin and wife, Shannon Hardin ("Grantees"), their successors and assigns, all right, title and interest that it may have in and to certain land in Davidson County, Tennessee, more particularly described as follows, to wit:

BEING Lot No. 14 on the Final Subdivision Plat, First Revision, Patina, a Traditional Neighborhood Development, of record as Instrument No. 20040707-0080650 in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING part of the same property conveyed to Shamrock Holdings, Inc. by deed dated September 5, 2003, from Mattye P. Kofahl of record as Instrument No. 20030909-0131326 in the Register's Office for Davidson County, Tennessee.

This is un-improved property known as 226 Orlando Avenue, Nashville, Tennessee 37209.

This conveyance of the property is made expressly subject to all limitations, restrictions and encumbrances as may affect the property.

IN WITNESS WHEROF the Grantor, a corporation, having caused its name to be signed by its duly authorized officer, on this 8th day of April, 2005.

SHAMROCK HOLDINGS, INC.

By: _____, PRESIDENT
Bruce Hardin, President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Bruce Hardin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be President of Shamrock Holdings, Inc, the within named bargainor, a corporation, and that he as such President, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President.

WITNESS my hand and official seal this 8th day of April, 2005.

_____
Notary Public

My Commission Expires: 10/12/07

MITCHELL A. WATTS
NOTARY PUBLIC AT LARGE
Sumner County, Tennessee