This Instrument Prepared by:
ADAM DREAD
Jackson, Kweller, McKinney, Warden & Hayes
214 Second Avenue, North, Suite 103
Nashville, Tennessee 37201
THIS INFORMATION WAS PROVIDED BY THE PARTIES AND NO WARRANTY IS GIVEN.

Davidson County DEEDQC
Recvd: 11/04/05 15:13 3 pgs
Fees:17.00 Taxes:0.00
20051104-0134204

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

AFFIANT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 4th day of November, 2005.

NOTARY UBLIC
My Commission Expires: 01/26/08

SARAH SCHMIDT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL NO.**
Southeast Investments, LLC. 200 Church Street, Suite 300 Nashville, TN 37201	same	69-04-38.00 13DA-47725

FOR AND IN CONSIDERATION of Zero Dollars ($0.00), cash in hand paid, the receipt of which is hereby acknowledged, Eaton Family Properties, by these presents, does hereby quitclaim and convey unto to Southeast Investments, LLC, individually, all right, title and interest in and to the following described tract of land:

Tract I:
Land in the 13th Civil District, being the southerly part of Tract No. 9 on the Map of Fairview Subdivision of record in Book 974, Page 41, and as revised in Book 1130, Page 54, said Register's Office, described according to a survey made by John M. Sullivan, County Surveyor, on August 31, 1948 and described as follows: BEGINNING on the easterly margin of Highway No. 112 at a point 564.1 feet south of the northwest corner of said Tract No. 9; thence along and in the margin of the easterly side of Highway No. 112, 625.3 feet, more or less in a southerly direction to a point being the south corner of Tract No. 9; thence in a north-easterly direction, N12°56'E, 741.6 feet, more or less to a point; thence in a westerly direction, N86-1/3°W, 52 feet to the point of beginning.

INCLUDED IN THIS DESCRIPTION BUT EXPRESSLY EXCLUDED HEREFROM is that property conveyed to Emerson B. Smith and wife, Mary E. Smith by deed of record in Book 1759, Page 239, said Register's Office, described as follows:

BEING the southerly part of Tract No. 9 on the Map of Fairview Subdivision of record in Book 974, Page 41, and as revised in Book 1130, Page 54, said Register's Office; BEGINNING at a point in the easterly margin of Highway No. 112, 774.1 feet south of the northwest corner of Tract No. 9; thence in a southerly direction with the westerly margin of Highway No. 112, S8°15'W, 425.3 feet to a point being the south corner of Tract No. 9; thence in a northeasterly direction in Smith's Fence Line, N12°56'E, 430.6 feet to point; thence N86-1/3°W, 30 feet to the point of beginning.

TRACT II:
A tract of land in the 13th, formerly 23rd Civil District of Davidson County, Tennessee, described as follows:

BEGINNING at a point 52 feet east of the easterly margin of Highway No. 112; said point being the northeast corner of the property conveyed to A.E. Krantz and wife, Agnes Krantz by deed of record in Book 1639, Page 297, said Register's Office; thence with Krantz est line S12°15'W, 219 feet, more or less, to the northeast corner of property conveyed to E. B. Smith and wife, by deed from A. E. Krantz dated October 3, 1949; thence eastwardly 40 feet to a point; thence northwardly 217 feet to a 92 feet east of the easterly margin of Highway No. 112; thence westwardly 49 feet o the beginning.

BEING the same property conveyed to Janette R. Rogers, by deed from Jerry Kenneth Rogers, of record in Book 8453, Page 58, Register's Office for Davidson County, Tennessee. Being the same property conveyed to Eaton Family Properties, by deed from Janette R. Rogers, of record in Instrument No. 20021227-0159699 and corrected by a Deed of Correction of record in Instrument No. 20030924-0141808, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements, restrictions, and building setback lines of record.

This is improved property known as: 4010 Clarksville Highway, Nashville, Tennessee, 37218.

Witness my hand this 4th day of Nov., 2005.

JAMES K. EATON, SR. Managing Member

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JAMES K. EATON, SR., with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 4th day of November, 2005.

SARAH SCHMIDT
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
My Commission Expires: 8/26/08