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: 11/18/05 15:46 2 pgs
Fees:12.00 Taxes:0.00
20051118-0139866

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 18th day of November, 2005.

NOTARY UBLIC
My Commission Expires: 11/25/08

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	082-04-0-001.00

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:

Described property in Davidson County, Tennessee, being Lot No. 79 and northerly 19' of Lot No. 78 on the Map of Oakwood Park of record in Book 421, page 12, Register's Office for said County, as follows:

Said Lot No. 79 and part of Lot No. 78 adjoin and front together 50' on the easterly side of North Fifth Street and runs back between parallel lines 165' to a dead line in the rear measuring 50' thereon.

Being the same property conveyed to Jon E. Stark by Special Warranty Deed from United Companies Lending Corporation of record in Instrument No. 200003020020712, Register's Office for Davidson County, Tennessee. Being the same property conveyed

to Eaton Family Properties, a General Partnership by Warranty Deed from Jon E. Stark of record in Instrument No. 20030402-0043664.

Subject to the following restrictions and conditions:

1. 2003 property taxes are a lien, but not yet due and payable.
2. All matters appearing on the plan of record in Book 421, page 12, said Register's Office.
3. Any and all visible easements on and across subject property.
4. Subject to any and all building and zoning regulations of City, County and State.

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

This is improved property known as: 1115 North 5th Street, Nashville, Tennessee, 37207.

Witness my hand this 18 day of Nov, 2005.

JAMES K. EATON, SR.

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 18th day of November, 2005.

NOTARY PUBLIC
My Commission Expires: 11/25/06