This Instrument Prepared By and Returned To:
Founders Title and Escrow, LLC
1912 21st Avenue South
Nashville, TN 37212

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Tim Pereira 115 McArthur Ridge Court Nashville, Tennessee 37220	SAME	Map 131-11-0B Parcel 005.00 CO

MCARTHUR COURT, LLC, a Tennessee limited liability company, hereby quitclaims and by these presents transfers and conveys all of its right, title and interest unto TIM PEREIRA, MARRIED, in and to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Lot No. 5 on the Final Plat of McArthur Court of record as Instrument No. 20031204-0174335, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to McArthur Court, LLC by Quitclaim Deed from Carissa Pereira, married, dated June 18, 2003, of record in Instrument No. 20030620-0085844, Register's Office for Davidson County, Tennessee. Also being part of the same property conveyed to McArthur Court, LLC by Quitclaim Deed from Carissa Pereira, married, dated June 18, 2003, of record in Instrument No. 20030620-0085843, said Register's Office.

This is improved property known as 115 McArthur Ridge Court, Nashville, Tennessee 37220.

IN WITNESS WHEREOF, witness its hand on this the 6th day of February, 2006.

Davidson County DEEDQC
Recvd: 02/10/06 14:44 3 pg
Fees:17.00 Taxes:0.00
20060210-0016735

MCARTHUR COURT, LLC

By: Tim Pereira, Chief Manager
Tim Pereira, Chief Manager

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Robertson

Before me, the undersigned, a notary public of said county and state, personally appeared Tim Pereira with whom I am personally acquainted and who upon oath acknowledged himself to be the Chief Manager of McArthur Court, LLC, the within named bargainor, a Tennessee limited liability company, and that he as such Chief Manager, executed the foregoing instrument for the purposes therein contained by signing the name of the limited liability company by himself as Chief Manager.

Witness my hand and seal on this 6th day of February, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES:

AUDRA M. BEACHY
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

MY COMMISSION EXPIRES
April 13, 2009

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this the 6th day of February, 2006.

NOTARY PUBLIC
MY COMMISSION EXPIRES: _____

AUDRA M. BEACHY
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

MY COMMISSION EXPIRES
April 13, 2009

EXHIBIT A

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Also being the same property conveyed to Tim Pereira, marred, by Quitclaim Deed from McArthur Court, LLC, of record in Instrument No. _____, said Register's Office.