This Instrument Was Prepared By:

Mike J. Urquhart, Attorney at Law
20 Academy Place
Nashville, Tennessee 37210

Davidson County DEEDQC
Recvd: 02/15/06 12:26 4 pgs
Fees:22.00 Taxes:0.00
20060215-0018322

Address New Owner as Follows:	Send Tax Bills To:	Map Parcel Numbers:
Louisena Francis P.O. Box 60293 Nashville, Tennessee 37206	Louisena Francis P.O. Box 60293 Nashville, Tennessee 37206	07211039900

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that Robert Francis, 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 acknowledge, has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto Louisena Francis, his, her, its, heirs, successors and assigns, his, her, its, entire right, title and interest in and to a certain tract parcel of land in Davidson County, Tennessee, described commonly as follows:

1600 Essex Avenue, Nashville, Tennessee Parcel Number 0721103990, Instrument Number 20030712-0097524.

Being the same property conveyed to Robert and Louisena Francis by Instrument No. 20030712-0097524 by deed from Estifamos Tesfaye And Samuel Gebreseiassie, of record in Instrument No. 20030712-0097524, Register's Office for Davidson County, Tennessee.

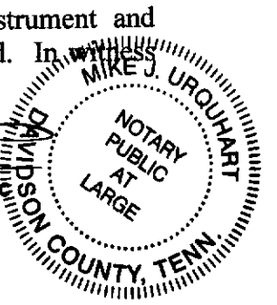
This instrument and the interest herby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 27 day of October, 2005.

ROBERT FRANCIS

State of Tennessee)
)
County of Davidson)

On this the 28th day of October, 2005, before me, Mike J. Urquhart, the undersigned officer, personally appeared, Robert Francis, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same of the purposes therein contained. In witness whereof, I hereunto set my hand and official seal.



Mike J. Urquhart, Notary Public

MIKE J. URQUHART
MY COMMISSION EXPIRES: JANUARY 26, 2008

My commission expires:_____

{ CERTIFICATE OF ACKNOWLEDGEMENT }

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is:
$0.00

Affiant

ROBERT J. TURNER NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

Subscribed and sworn to before me on this
day of , 2005.

My Commission Expires SEPT. 27, 2007

Notary Public

WARRANTY DEED

State of Tennessee
County of Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $121,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF June, 2003.

Notary Public

MY COMMISSION EXPIRES: 08/26/06
AT(AFFIX SEAL)

Pamela J. Smith NOTARY PUBLIC Sumner County AT LARGE

Davidson County DEEDWARR
Recvd: 07/12/03 13:05 2pgs
Fees:13.00 Taxes:461.83
20030712-0097524

THIS INSTRUMENT WAS PREPARED BY
Middle Tennessee Title & Escrow Corporation 650 Nashville Pike, Suite 7A Gallatin, TN 37066 (615)451-9595

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Louisena Francis	Louisena Francis	MAP 72-11
		PARCEL 399
1600A & B Essex Avenue	1600A & B Essex Avenue	
Nashville, TN 37216	Nashville, TN 37216	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Estifanos Tesfaye and Samuel Gebreselassie, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Louisena Francis, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 210 on the Plan of Waters Place on Maxey Lane of record in Book 332, pages 136-137, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Estifanos Tesfaye and Samuel Gebreselassie by Quitclaim Deed from K. Thomas Sidwell, Trustee, of record in Instrument No. 20020718-0086512, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

unimproved ( )
This is improved (X) property, known as 1600A & B Essex Avenue (House Number) (Street) Nashville, TN 37216 (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness (My/Our) hand(s) this 27th day of June, 2003

Estifanos Tesfaye

Samuel Gebreselassie