RECORD AND RETURN TO:
CLOSING & TITLE SERVICES, INC.
533 RIVERGATE PARKWAY
GOODLETTSVILLE, TN 37072

THIS INSTRUMENT PREPARED BY:	PROPERTY OWNER AND MAIL BILLS TO:	PROPERTY ADDRESS:	INDEXING INSTRUCTIONS:
Kay K. Bains Bradley Arant Rose & White LLP One Federal Place 1819 5th Avenue North Birmingham, AL 35203	FIRST STATE BANK ATTN: CHARLOTTE HALFORD 115 W. WASHINGTON AVENUE UNION CITY, TN 38281	4329 HARDING ROAD NASHVILLE, TN 37205 **TAX PARCEL NO:** MAP 103-15 PARCELS 26,27,28,34	

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS, that **REGIONS BANK**, an Alabama banking corporation, successor by merger to **REGIONS BANK OF TENNESSEE**, a Tennessee banking corporation, successor by merger to **SECURITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE**, a federally chartered association ("Grantor"), for and in consideration of the sum of Ten and 00/100 Dollars ($10.00), to it paid by **FIRST STATE BANK**, a Tennessee banking corporation ("Grantee"), does hereby remise, release, quit claim and convey to Grantee, its successors and assigns forever, all of the Grantor's rights, title, interest, and claim, if any, in or to, the following described Property:

Being the same property conveyed (1) to Security Federal Savings and Loan Association of Nashville, a federally chartered association, in instrument of record at Book 5068, page 550, Register's Office for Davidson County, Tennessee, and (2) contemporaneously herewith, to Grantee in instrument of record at ~~Book~~ Instrument No. *_____, ~~page~~ _____, Register's Office of Davidson County, Tennessee. The property description referenced in such instruments has been revised pursuant to that certain survey by John Kohl & Company, Pat Coode, Surveyor, Tennessee License No. 855, dated February 21, 2006, which more particularly describes the subject property as follows:

Land in the 24th Councilmanic District of Nashville, Davidson County, Tennessee, being Lot 3 and part of Lot 2 on the plan of Kenner – Mannor Land Co's second subdivision of the Kenner Tract, recorded in Book 421, Page 100, Register's Office for said county and more particularly described as follows:

Beginning at the southeast intersection of West End Avenue or Harding Road and Kenner Avenue; thence along the south right of way of Harding Road N 45°35'31" E, 140.25 feet; thence leaving said south right of way S 40°14'23" E, 199.48 feet; thence S 45°29'32" W, 139.76 feet to the east right of way of Kenner Avenue; thence along said east right of way N 40°23'03" W, 199.69 feet to the point of beginning and containing 0.64 acre, more or less.

Together with all the rights, tenements, hereditaments and appurtenances thereto belonging or in any way appertaining.

*20060330-0036311

Davidson County DEEDQC
Recvd: 03/30/06 15:50 3 pgs
Fees:17.00 Taxes:0.00

20060330-0036312

1/1435187.1

This conveyance is subject to:

1. All easements, restrictions, encumbrances and other matters of record.

2. Ad valorem taxes for the 2006 tax year and all subsequent years.

[Remainder of Page Intentionally Blank]

WITNESS MY HAND this 27th day of March, 2006.

REGIONS BANK, an Alabama banking corporation

By: Robert A. Arndt
Its: Vice President and Director of Corporate Services

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

On this the 27th day of March, 2006, before me, Kay K. Bains, the undersigned officer, personally appeared Robert A. Arndt, who acknowledged himself to be the Vice President and Director of Corporate Services of Regions Bank, an Alabama banking corporation, and that he, as such officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as such officer.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

[Affix Notarial Seal]

Kay K Bains
Notary Public
My commission expires 10-16-08

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is: Zero and No/100 Dollars ($0.00)

Daniel R. Hawkins
Affiant

Sworn to and subscribed before me, this 28th day of March, 2006.

Notary Public
My Commission Expires: 2-10-08

LARRY D. CRAIG
NOTARY PUBLIC AT LARGE
CHEATHAM COUNTY, TENN.
My Commission Expires FEB. 10, 2008

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