Davidson County DEEDQC
Recvd: 06/20/06 12:59 2 pgs
Fees:12.00 Taxes:0.00

20060620-0073516

QUITCLAIM DEED

RETURN TO
GREATER NASHVILLE
TITLE & CLOSING CO.
200 MADISON STREET
MADISON, TN 37115

Name and Address of New Owner:
EL ROI, LLC
122 North Curry Street
Canon City, NV 89703-4121

Map and Parcel Nos.:
Map 044 10 0
Parcel 020.00

Send Tax Bills to:
Same as New Owner

FOR AND IN CONSIDERATION of TEN DOLLARS ($10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, **We, FRANK HARRIS, AND WIFE, DARLYN HARRIS,** do hereby quitclaim and convey unto **EL ROI, LLC,** its successors and assigns, all our right, title and interest in and to the following described tract of land:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

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

IN WITNESS WHEREOF, the undersigned has hereunto set his hand on this the 15 day of May, 2006.

Frank A. Harris
Frank Harris

Darlyn Harris
Darlyn Harris

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public of the State and County aforesaid, the within named **Frank Harris and wife, Darlyn Harris**, the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Madison, Tennessee, this the 15 day of May, 2006.

Commission expires:
1-23-10

DAVIDSON COUNTY

Frances Lot
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ .00 .

Frank A. Harris
AFFIANT

Subscribed and sworn to before me, this the 15 day of May, 2006.

Notary Public
My Commission expires: 2-23-10

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 92-A on the Map of Section 1, Rolling Green Subdivision, as of record in Book 1424, Pages 75 and 76, Register's Office for said County.

Said Lot No. 92-A is described as BEGINNING at a point in the northerly margin of an off-set in Donelson Avenue in the east margin of Tennessee Central Railroad right-of-way; thence easterly along said off-set 78 feet to a point; thence southerly 25 feet to the north margin of Donelson Avenue; thence easterly with said Avenue, 140 feet to a point at the beginning of a curve; thence around said curve in a northerly direction 45.3 feet to a point in the westerly margin of Fowler Street; thence with said Street along a curve in a northwesterly direction 274.4 feet to a point, and continuing with said Street in a northwesterly directin 169 feet to a point marked "Tract Boundary"; thence along the tract boundary South 40 deg. 50 min. West 74.6 feet to the right-of-way of the Railroad; thence southerly along said right-of-way 296.5 feet to the point of beginning.

Being the same property conveyed to Frank Harris and wife, Darlene Harris by deed from C. L. Ferrell and wife, Pauline Ferrell of record in Book 4016, Page 636, Register's Office for Davidson County, Tennessee. **Frank A. Harris and wife, Violette Darlyn Harris are the same persons as Frank Harris and wife, Darlene Harris.**

THIS IS UNIMPROVED PROPERTY LOCATED ON FOWLER STREET, OLD HICKORY, TN 37138.

THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY, ATTORNEY-AT-LAW
GREATER NASHVILLE TITLE COMPANY
200 MADISON STREET
MADISON, TN 37115