STATE OF Tennessee)
)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater for this transfer is $10.00

AFFIANT

Subscribed and sworn to before me, this 28th day of December, 2006.

Notary Public

My Commission Expires: 09/04/06

MARTIN B. KERSHAW STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT PREPARED BY:

Stephen A. Lund

TUNE, ENTREKIN & WHITE, P.C.
Amsouth Center, Suite 1700
315 Deaderick Street
Nashville, Tennessee 37238

Davidson County DEEDQC
Recvd: 12/28/06 16:18 3 pgs
Fees:17.00 Taxes:0.00
20061228-0160396

QUITCLAIM DEED

Address New Owners:

Aaron J. Przybysz
3163 Parthenon Ave.
Unit 203
Nashville, TN 37203

Frederick Przybysz and
Kathleen Przybysz
3842 Wayfairer
Troy, MI 48083

Send Tax Bills To:

Union Planters Bank
P.O. Box 2127
Memphis, TN 38101-2127

Map and Parcel No.:

104 02 0Z 203.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we Frederick Przybysz and wife, Kathleen Pryzbysz, hereinafter called Grantors, have

bargained and sold and by these presents do transfer, quitclaim, and convey unto Aaron J. Przybysz and Frederick Pryzbysz and wife, Kathleen Przybysz, hereinafter called Grantees, Grantees' heirs, representatives, and assigns all of Grantors' right, title, and interest in and to certain real property lying and being situated in the Davidson County, Tennessee and described as follows:

A certain condominium apartment in Davidson, Tennessee, being Unit 203, of the Parthenon Park Townhomes, Phase 1 and Phase 2, as established by the Master Deed of record as Instrument No. 20040514-0056982, Register's Office for Davidson County, Tennessee, pursuant to Title 66, Chapter 27, Sections 101, et seq., as amended, of the Tennessee Code Annotated, of record as Exhibit "E" of said Master Deed, to which reference is hereby made for a more complete description of said units.

Being a part of the same property conveyed to Parthenon Partners, LLC, a Tennessee limited liability company, by Warranty Deed dated June 6, 2003 from Nancy A. Kirkland and husband, Clive J. Gregson, of record as Instrument No. 20030610-0080102, Register's Office for Davidson County, Tennessee.

This property is also commonly known as 3163 Parthenon Avenue Unit 203, Nashville, TN 37203.

Being the same property conveyed to Frederick Przybysz and wife, Kathleen Przybysz by deed of record at Instrument No. 20040617-0071672 in the Register's Office for Davidson County, Tennessee.

It is understood by Grantors and Grantees that this conveyance is subject to all, recorded and unrecorded, zoning regulations, building restrictions, setback lines, easements and rights of way for public utilities.

IN WITNESS WHEREOF, the undersigned have caused this instrument to be executed on this 28 day of December, 2006.

Frederick Przybysz by P.O.A. Aaron J. Przybysz

Kathleen Przybysz by P.O.A. Aaron J. Przybysz

Aaron J. Przybysz

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 28th day of December, 2006, before me personally appeared Aaron J. Przybysz, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Frederick Przybysz and wife, Kathleen Przybysz and acknowledged that he executed the same as the free act and deed of Frederick Przybysz and wife, Kathleen Przybysz.

Notary Public

ERIN B. KERSHAW
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires: 09-09-09