Prepared by:
Grissim Title & Escrow, LLC
2309 Crestmoor, Suite 300
Nashville, TN 37215
615.298.1826

Davidson County DEEDQC
Recvd: 04/09/07 11:59 2 pgs
Fees:12.00 Taxes:0.00
20070409-0041685

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration for this transfer, or value of property (whichever is greater) is $0.00.

Affiant

Subscribed and sworn before me this 8TH day of February, 2007.

Notary Public
My Commission Expires:

C. LOVE MARNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 20, 2008

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
J. Christopher Felder 706 Boscobel Street Nashville, TN 37206	Southstar Funding, LLC 400 Northridge Road Suite 1000 Atlanta, GA 30350	082-16-0-328.00

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged **J. Christopher Felder, unmarried, and John L. Dyke, unmarried**, (the "Grantor"), have bargained and sold, and by these presents do transfer and convey, unto the said **J. Christopher Felder** (the "Grantees"), their successors and assigns, all of their right, title and interest in and to that certain land in Davidson County, State of Tennessee, more particularly described as follows:

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. 84, on the Plan of J. S. Williams Addition to Edgefield, as shown on plat of record in Plat Book 21, page 45, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to J. Christopher Felder and John L. Dyke in Instrument 20000907-0088927 recorded 9/7/2000, Register's Office for Davidson County, Tennessee.

The legal description provided herein is exactly the same as in the prior recorded deed.

This is improved property known as: **706 Boscobel Street, Nashville, TN 37206**

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

Whenever 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 our hands this 8th day of February, 2007.

J. Christopher Felder

John L. Dyke

STATE OF TENNESSEE)

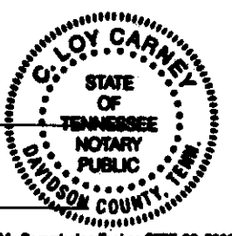
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **J. Christopher Felder and John L. Dyke**, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand this 8th day of February, 2007.

NOTARY PUBLIC

My Commission expires:



My Commission Expires SEPT. 20, 2008