This Instrument Was Prepared By:
Consumer Trust Title & Escrow, LLC
219 Ward Circle, Ste 5
Brentwood, TN 37027

QUITCLAIM DEED

FROM: CHARLES H. BUTLER AND MARK LEPERA

TO: CHARLES H. BUTLER

Davidson County DEEDQC
Recvd: 04/13/07 13:26 2 pgs
Fees:12.00 Taxes:0.00
20070413-0044733

SEND TAX BILLS TO NEW OWNER:
CHARLES H. BUTLER
31 Prout Drive
Coatesville, PA 19320

MAP-PARCEL NUMBERS: 81-11-569 (1633 11TH Ave. N., Nashville, TN 37208)

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $0.

Affiant

Subscribed and sworn to before me, this the 11th day of April, 2007.

JOEY SANDERS
STATE OF TENNESSEE NOTARY PUBLIC
MY COMM. EXPIRES: 12/04/2010
COUNTY OF WILLIAMSON

Notary Public
My Commission Expires:

FOR AND IN CONSIDERATION of the sum of No Dollars ($0.00), but other good and valuable consideration each to the other received, I, MARK LEPERA, Grantor, do hereby quitclaim, and by these presents do transfer and convey all of my right, title, and interest unto CHARLES H. BUTLER the said Grantee, in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING LOT NO. 102 OF THE D.T. MCGAVOCK AND WETMORE'S SECOND ADDITION TO NASHVILLE, CALLED THE ADDITION TO THE TOWN OF MCGAVOCK, AS SHOWN OF RECORD IN PLAT BOOK 21, PAGE 41, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO JAMES H. KEESEE AND WIFE, MARIAN E. KEESEE BY DEED FROM OWEN ROGERS AND JOYCE B. ROGERS, TRUSTEES, FILED FOR RECORD 03/24/93 IN RECORD BOOK 8895,PAGE 256, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. MARIAN E. KEESEE HAVING SINCE DIED APRIL 23, 2003.

PROPERTY BEING FURTHER CONVEYED TO CHARLES H. BUTLER AND MARK LEPERA BY WARRANTY DEED OF JAMES H. KEESEE DATED MAY 12, 2006 AND RECORDED JUNE 7, 2006 IN INSTRUMENT NO. 20060607-0067296, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

MAP AND PARCEL: 81-11-569

This is improved property known as: 1633 11th Ave N., Nashville, TN 37208

IN WITNESS WHEREOF, we have hereunto set our hands on this the 11th day of April, 2007.

MARK LEPERA

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STATE OF TN
COUNTY OF Williamson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared MARK LEPERA with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), the within named Bargainor, and that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal this 11th day of April, 2007.

JOEY SANDERS
STATE OF TENNESSEE NOTARY PUBLIC
MY COMM. EXPIRES: 12/06/2010
COUNTY OF WILLIAMSON

Notary Public

My Commission Expires