THIS INSTRUMENT WAS PREPARED BY:
ROBERT O. BINKLEY
ATTORNEY AT LAW
P.O. BOX 2695
LEWISBURG, TN 37091

Davidson County DEEDQC
Recvd: 08/07/07 12:45 3 pgs
Fees:17.00 Taxes:0.00
20070807-0094240

For Tax Purposes Only:
Map 92-12-A Parcel 303.00
Map 92-12-A Parcel 201.00
Map 92-12-A Parcel 105.00
Map 92-12-A Parcels 208.00 and 213.00
Map 92-12-A Parcel 211.00 and 212.00
Map 92-12-A Parcel 210.00
Map 92-12-A Parcel 214.00
Office of Davidson County, TN Assessor of Property

QUITCLAIM DEED FROM: **MARY ANN ROBERTS, A SINGLE PERSON**

TO: **BAYMAR PROPERTIES, LLC, A Tennessee Limited Liability Company**

I, the undersigned, **MARY ANN ROBERTS, A SINGLE PERSON,** do hereby quitclaim unto **BAYMAR PROPERTIES, LLC, A Tennessee Limited Liability Company,** its successors and assigns, in fee simple, all my right, title, interest and estate in the following described realty more particularly described on EXHIBIT "A', attached hereto

WITNESS my hand this 27th day of July, 2007.

Mary Ann Roberts
MARY ANN ROBERTS

STATE OF TENNESSEE
COUNTY OF MARSHALL

Personally appeared before me, a Notary Public in and for the County and State aforesaid, MARY ANN ROBERTS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand, at office, this 27th day of July, 2007.

Sandra C. Cook
NOTARY PUBLIC My Commission expires 4-28-2010.

SANDRA C. COOK STATE OF TENNESSEE NOTARY PUBLIC MARSHALL COUNTY

STATE OF TENNESSEE
COUNTY OF MARSHALL

The undersigned makes oath that the actual value or consideration of this transfer is $ -0-.

Mary Ann Roberts

Sworn to and subscribed before me this 27th day of July, 2007.

Sandra C. Cook
NOTARY PUBLIC My Commission expires 4-28-2010

SANDRA C. COOK STATE OF TENNESSEE NOTARY PUBLIC MARSHALL COUNTY

NAME AND ADDRESS OF OWNER AND PERSONS RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:
Baymar Properties, LLC
P.O. Box 1007
Lewisburg, TN 37091

EXHIBIT 'A'

Tract No. 1: A certain Condominium Unit in Davidson County, Tennessee, described as follows: Unit No. 303 in a Horizontal Property Regime of State House Manor of record in Book 7333, page 56, said Register's Office, to which plan reference is made for a more complete description.

Being the same realty conveyed to Mary Ann Roberts by deed from Carson C. Driver, Jr. of record in Book 7654, page 587, Register's Office of Davidson County, Tennessee.

Map 92-12-0A Parcel 303.00
Office of Davidson County, TN Assessor of Property

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Tract No. 2: A certain Condominium Unit in Davidson County, Tennessee, described as follows: Unit No. 201 in a Horizontal Property Regime of State House Manor of record in Book 7333, page 56, said Register's Office, to which plan reference is made for a more complete description.

Being the same realty conveyed to Edward Bay Roberts and wife, Mary Ann Roberts, by deed from Hoomayoon Najafabadi of record in Record Book 7745, page 862, Register's Office of Davidson County, Tennessee.

Map 92-12 0A Parcel 201.00
Office of Davidson County, TN Assessor of Property

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Tract No. 3: A certain Condominium Unit in Davidson County, Tennessee, described as follows: Unit No. 105 in a Horizontal Property Regime of State House Manor of record in Book 7333, page 56, said Register's Office, to which plan reference is made for a more complete description.

Being the same realty conveyed to Edward Bay Roberts and wife, Mary Ann Roberts, by deed from Jack Driver & Son, Inc. of record in Record Book 7647, page 677, Register's Office of Davidson County, Tennessee.

Map 92-12-0A Parcel 105.00
Office of Davidson County, TN Assessor of Property

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Tract No. 4: A certain Condominium Unit in Davidson County, Tennessee, described as follows: Units Nos. 208 and 213 in a Horizontal Property Regime of State House Manor of record in Book 7333, page 56, said Register's Office, to which plan reference is made for a more complete description.

Being the same realty conveyed to Edward Bay Roberts and wife, Mary Ann Roberts, by deed from John Lachs and wife, Shirley M. Lachs, of record in Record Book 7652, page 753, Register's Office of Davidson County, Tennessee.

Map 92-12-0A Parcels 208.00 and 213.00
Office of Davidson County, TN Assessor of Property

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Tract No. 5: A certain Condominium Unit in Davidson County, Tennessee, described as follows: Units Nos. 211 and 212, in a Horizontal Property Regime of State House Manor of record in Book 7333, page 56, said Register's Office, to which plan reference is made for a more complete description.

Being the same realty conveyed to Edward Bay Roberts and wife, Mary Ann Roberts, by deed from Jerry R. Bellar and wife, Jacqueline A. Bellar, of record in Record Book 7773, page 551, Register's Office of Davidson County, Tennessee.

Map 92-12-0A Parcels 211.00 and 212.00
Office of Davidson County, TN Assessor of Property

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Tract No. 6: A certain Condominium Unit in Davidson County, Tennessee, described as follows: Unit No. 210 in a Horizontal Property Regime of State House Manor of record in Book 7333, page 56, said Register's Office, to which plan reference is made for a more complete description.

Being the same realty conveyed to Edward Bay Roberts and wife, Mary Ann Roberts, by deed from Ben P. Friedman, unmarried, of record in Record Book 7652, page 750, Register's Office of Davidson County, Tennessee.

For Tax Purposes Only:
Map 92-12-0A Parcel 210.00
Office of Davidson County, TN Assessor of Property

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Tract No. 7: A certain Condominium Unit in Davidson County, Tennessee, described as follows: Unit No. 214 in a Horizontal Property Regime of State House Manor of record in Book 7333, page 56, said Register's Office, to which plan reference is made for a more complete description.

Being the same realty conveyed to Edward Bay Roberts and wife, Mary Ann Roberts, by deed from Carson C. Driver Jr., of record in Record Book 7652, page 758, Register's Office of Davidson County, Tennessee.

For Tax Purposes Only:
Map 92-12-0A Parcel 214.00
Office of Davidson County, TN Assessor of Property

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Edward Bay Roberts, the same person as Charles Edward Roberts, Sr., died on June 11, 2004, while married to Mary Ann Roberts who acquired title by right of survivorshop.