Prepared by:
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, TN 37203

Davidson County DEEDQC
Recvd: 09/21/07 15:01 2 pgs
Fees:12.00 Taxes:0.00
20070921-0113198

QUITCLAIM DEED

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP PARCEL
Grace Ventures, LLC	Mortgage Lenders of America	93-61J-13.00CO
2000 Mallory Lane	8400 W 110th Street, Ste 500	
Franklin, TN 37067	Overland Park, KS 66210	

For and in consideration of ten dollars ($10.00) cash in hand paid, the undersigned **Lori Walker, married,** hereinafter the GRANTOR, does hereby quitclaim and convey unto **Grace Ventures, LLC, a Tennessee limited liability company,** all right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

A certain condominium apartment known as Unit No. 1011 of the Horizontal Property Regime of Viridian Condominium pursuant to Master Deed of record as Instrument No. 20061004-0122833 and Addendum of record as Instrument No. 20061004-0122834, Register's Office for Davidson County, Tennessee, to which referenced is made for a more complete description.

BEING the same property conveyed to Lori Walker, married by deed from Jeffrey D. Zentner and wife, Sara B. Zentner of record in Instrument No. 20070816-0098073, Register's Office for Davidson County, Tennessee.

Steven F. Walker, spouse of Lori Walker, joins in this conveyance to relinquish any marital interest he may have in the subject property.

This conveyance is made subject to a first mortgage deed of trust to Mortgage Lenders of America of record as Instrument No. 20070816-0098074, said Register's Office.

This is improved property is known as 415 Church Street, Unit 1011, Nashville, TN 37219.

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.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his hand this 11 day of September, 2007.

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Williamson

Personally appeared before me,the undersigned, a Notary Public in and for said County and State, the within named **Lori Walker and Steven F. Walker**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained as his free act and deed.

Witness my hand and official seal at Nashville, Tennessee, this the 11 day of September, 2007.

Barbara L Redmond
NOTARY PUBLIC

My Commission Expires: Feb. 22, 2011

BARBARA L. REDMOND NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~ Williamson

The actual consideration for this transfer is $ -0-.

Steven F. Walker Lori Walker
Affiant

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

Barbara L Redmond
NOTARY PUBLIC

My Commission Expires: Feb. 22, 2011

BARBARA L. REDMOND NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY, TN