This instrument prepared by:
Kay B. Housch, Esq., BPR #010995
Kay B. Housch, P.C.
222 Second Ave. North, Suite 310
Nashville, TN 37201

THIS INSTRUMENT IS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS DONE IN CONNECTION WITH THE PREPARATION OF THIS DOCUMENT. THE PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR THE ACCURACY OF THE LEGAL DESCRIPTION OF THE PROPERTY SHOWN HEREIN.

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Nashville Bank & Trust, Trustee	(NAME) Same as new owner	Map and Parcel number: 10412001100
(STREET ADDRESS) 4525 Harding Road, Suite 300	(STREET ADDRESS)	
(CITY) (STATE) (ZIP) Nashville TN 37205	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **SunTrust Bank, (formerly Third National Bank in Nashville) Trustee Under the Will of Thomas E. Matthews, deceased of record in Will Book 60, page 174, Probate Court of Davidson County, Tennessee ,** Grantor, does hereby quitclaim and convey unto the said **Nashville Bank & Trust, Trustee Under the Will of Thomas E. Matthews, deceased of record in Will Book 60, page 174, Probate Court of Davidson County, Tennessee,** Grantee herein, its successors, heirs and assigns, all of its right, title and interest in and to that certain real estate in Davidson County, Tennessee, as follows:

Beginning at the northeast corner of 21st Avenue South, formerly Hillsboro Pike, and the first alley south of Belcourt Street; thence northwardly, with the easterly margin of 21st Avenue South, 115 feet to a point 10 feet south of the line between lots Nos. 1 and 2 on said plan; thence eastwardly, parallel to said line, 86 feet; thence northwardly 0.7 of a foot to the southwest corner of property conveyed to the Guaranty Title Trust Company by deed from Mike Lookofsky and wife, of record in Book 1560, Page 55, said Register's Office; thence with the southerly line of said property, eastwardly 83.4 feet to a spike in the westerly margin of an alley; thence southwardly, with same, 115.7 feet to said first mentioned alley; thence westwardly, with same, 165 feet to the beginning.

Being same property conveyed to Third National Bank in Nashville and Albert P. Rose, as Trustees Under the Will of Thomas E. Matthews, deceased, of record in Will Book 60, page 174, Probate Court of Davidson County, Tennessee by deed from Mike Lookofsky, recorded in Book 4738, page 242, Register's Office of Davidson County, Tennessee. The said Albert P. Rose having since died and Third National Bank in Nashville is now known as SunTrust Bank.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 0.00

Subscribed and sworn to before me this the 7th day of December, 2007.

Nashville Bank & Trust, Trustee
By: Steve Davis, Sr. V.P.
Affiant

My commission expires: July 19, 2008 (Affix Seal)

Patricia K. Rubinoff
Notary Public

PATRICIA K. RUBINOFF NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN. My Commission Expires JULY 19, 2008

This is improved property known as 1802- 1812 ½ 21st Avenue South, Nashville, Tennessee.

Witness my hand this 7 day of December, 2007.

SunTrust Bank, Trustee Under the Will of Thomas E. Matthews, deceased of record in Will Book 60, page 174, Probate Court of Davidson County, Tennessee ,

By: _____
Its: VICE PRESIDENT

Davidson County DEEDQC
Recvd: 12/07/07 13:56 1 pgs
Fees:12.00 Taxes:0.00
20071207-0141785

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public, in and for said County and State, Steve Davis, with whom I am personally acquainted, and who acknowledged that he/she executed the within instrument for the purposes therein contained, and who further acknowledged that he/she is the Vice President of the maker, **SunTrust Bank, Trustee Under the Will of Thomas E. Matthews, deceased of record in Will Book 60, page 174, Probate Court of Davidson County, Tennessee** , or a constituent of the maker and is authorized by the maker to, by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal, at office in Nashville, Tennessee, this 7th day of December, 2007.

Patricia K. Rubinoff
Notary Public

My commission expires: July 19, 2008

PATRICIA K. RUBINOFF NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN. My Commission Expires JULY 19, 2008

Encumbrances: 2007 real property taxes a lien, due and payable, but not yet delinquent, and tenants in possession under unrecorded leases