Mail to:

THIS INSTRUMENT PREPARED BY: ***Yvette L. Meldrum, Attorney at Law*** **Mid-State Title & Escrow, Inc.** *Royal Oaks Trade Cent-er* *128 Holiday Court, Suite 125* *Franklin, TN 37067* *(615) 790-3156*	*STATE OF TENNESSEE]* *COUNTY OF* Davidson] *The actual consideration or value, whichever is greater, for this transfer is $-0-.* *Affiant* *Notary Public* *My commission expires:* 11/22/10

KEVIN S. WILLIAMS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Name and Address of New Owner:
Screaming Eagles, LLC
1301 Boscobel Street
Nashville, TN 37206

Davidson County DEEDQC
Recvd: 02/20/08 12:23 2 pgs
Fees:12.00 Taxes:0.00
20080220-0016585

Send Tax Bills To:
Owner

Street Address of Subject Property:
803 Shelby Avenue
Nashville, TN, 37206

Parcel ID:
082-16-0383.00

This instrument prepared upon information Furnished by the parties. MST File 2008-0073

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Barry Downer and Dean Gregory Downer, as tenants in common with rights of survivorship**, hereinafter called "**GRANTOR,**" hereby conveys and quitclaims unto **Screaming Eagles, LLC a Tennessee limited liability company,** hereinafter called "**GRANTEES,**" its successors and assigns, all of their right, title and interest in and to a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 143 on the Map of J.S. Williams Addition to Edgefield, of record in Book 21, page 45, Register's Office for said County. Said lot fronts 50 feet on the north side of Shelby Avenue and runs back between parallel lines, 175 feet to an alley.

Being the same property conveyed to Barry Downer, unmarried, by deed from Gholam Reza Kheshti, married and Shoeila N. Gilani, married, of record in Instrument No. 20070621-0074055, Register's Office of Davidson County, TN; AND being the same property conveyed to Barry Downer and Dean Gregory Downer, tenants in common with rights of survivorship, by quitclaim deed of Barry Downer of record in Instrument No. 20071120-0135829, said Register's Office, dated 11/15/07.

WITNESS my hand this 15th day of February, 2008.

Grantor – Barry Downer

Grantor – Dean Gregory Downer

KEVIN S. WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE]
COUNTY OF Davidson]

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, Barry Downer and Dean Gregory Downer , with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged that they, the within named bargainors, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office, the day and year first above written.

NOTARY PUBLIC

My commission expires: 11/22/10