This Instrument Prepared By and Returned To:
Kevin D. Montgomery, Attorney at Law
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

Davidson County DEEDQC
Recvd: 07/18/08 10:24 2 pgs
Fees:12.00 Taxes:0.00
20080718-0073765

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Wilsonia, LLC 202 Wilsonia Avenue Nashville, TN 37205	SunTrust Mortgage, Inc. 401 Commerce Street, Suite 6100 Nashville, TN 37219	Map 116-2 Parcel 4

I, M. Michael Nixon, do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto Wilsonia, LLC, a Tennessee limited liability company, in and to the following tract of land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being the easterly 66 feet of Lot No. 8 and the westerly 104.1 feet front and 114.5 feet rear of Lot No. 9, Block D on the Plan of Hillwood Estates of record in Book 1835, pages 59 and 60, Register's Office for Davidson County, Tennessee.

Said parts of Lots No. 8 and 9 adjoin and front together 170.1 feet on the northeasterly margin of Wilsonia Avenue and extends back 212 feet on the southeasterly line and 200 feet on the northwesterly line to a broken line in the rear, measuring 170.4 feet thereon.

Being the same property conveyed to M. Michael Nixon, Unmarried, by deed from John H. Trammell and wife, Allison B. Trammell, of record in Instrument #20080708-0070176, said Register's Office.

This conveyance I subject to all easements and restrictions of record.

This property is commonly known as 202 Wilsonia Avenue, Nashville, TN 37205

IN WITNESS WHEREOF, I have hereunto set my hand on this the 17th day of July, 2008.

M. Michael Nixon

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public, of said county, M. Michael Nixon, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal on this 17th day of July, 2008

KATHY SNIDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 22, 2010

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 17th day of July, 2008.

Notary Public

KATHY SNIDER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 22, 2010

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