BILL GARRETT, Davidson County
Trans:T20090026181 DEEDQC
Recvd: 04/21/09 11:49 2 pgs
Fees:12.00 Taxes:0.00
20090421-0036043

THIS INSTRUMENT PREPARED BY:
Judy S. Wells, Attorney
7101 Executive Center Drive, #151
Brentwood, TN 37027

NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL:**
KBAJ, Inc.	NEW OWNER	132-010-C
P.O. Box 50981		8.00
Nashville, TN 37205		

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **Nashville Property Managers, LLP, a Tennessee limited liability partnership**, for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold and does hereby convey remise, release and forever quitclaim unto **KBAJ, Inc., a Tennessee corporation, as to a 50% undivided interest, and Daniel A. Rosen, as to a 50% undivided interest**, all its interest, if any, in and to a certain tract of land in Davidson County, Tennessee, described as follows:

LAND in Davidson County, Tennessee, Being Lot No. 8 as shown on the Plan of Section One, Lealand Hall of record in Instrument # 20080220-0016769 in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being part of the same property conveyed to Nashville Property Managers, LLP, a Tennessee limited liability partnership, by deed from Scott Morgan and James M. Halloran, dated December 28, 2005 of record in Instrument # 20060217-0019369 in the Register's Office for Davidson County, Tennessee.

This is unimproved property known as: Lot 8 Lealand Hall Subdivision, Nashville, TN.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS my hand this the 30th day of January, 2008.

Nashville Property Managers, LLP

By: _____
Brian Krebs, Managing Partner

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Brian Krebs, with whom I am personally acquainted and who upon his oath acknowledged himself to be the Managing Partner of Nashville Property Managers, LLP, the within named bargainor, a liability partnership, and that he as such Managing Partner being authorized so to do, executed the foregoing instrument for the purposes therein contained be signing the name of the partnership by the said Brian Krebs, as such Managing Partner.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 30th day of January, 2009.

_____
Notary Public

JUDY S. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN

My Commission Expires: 9/3/2012

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $0.00.

_____
Affiant

Sworn to and subscribed before me this the 17th day of March, 2009.

_____
Notary Public

JUDY S. WELLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN

My commission expires: 9/3/2012