This Instrument Prepared By & Return to:
Elite Title Company, LLC
109 WestPark Drive Ste 350
Brentwood, TN 37027

Information in this document furnished by the parties and relied upon by the preparer of this document.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, I, Joshua L. Collins, do hereby bargain, sell, release, remise, quitclaim and convey unto Joshua L. Collins, unmarried and Deborah F. Collins and Jesse L. Collins, wife and husband, all my rights, title and interest in and to the following described real estate, to-wit:

Land in Davidson County, Tennessee, being Unit No. 303A of Ladybird Townhomes, as shown on Exhibit "C" of the Declaration of Covenants, Conditions and Restrictions and Easements for Ladybird Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20081104-0109559, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Joshua L. Collins, by Warranty Deed from Deron Jenkins, unmarried, dated 10-31-08 and recorded 11-10-08 in Instrument No. 20081110-0111407, in the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

IN TESTIMONY WHEREOF I have hereunto set my hand and seal this 24 day of June 2009.

Joshua L. Collins

BILL GARRETT, Davidson County
Trans:T20090045111 DEEDQC
Recvd: 07/06/09 13:30 2 pgs
Fees:12.00 Taxes:0.00
20090706-0062597

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 24 day of June 2009, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Joshua L. Collins to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of same on their behalf to be his/her/their free act and deed.

Notary Public

My Commission Expires:

Notary Seal present,
but could not be reproduced.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Bill Garrett
Davidson County Register of Deeds

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

Affiant

Subscribed and sworn to before me this 24 day of June 2009.

Notary Public

My Commission Expires: January 29, 2010

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

Tax/Map ID & Parcel
135-01-0A-001.00

New Owners:
Joshua L. Collins & Deborah & Jesse Collins
303 A Ladybird Drive
Nashville, TN 37217

Send Tax Bills to :
Joshua L. Collins & Deborah & Jesse Collins
303 A Ladybird Drive
Nashville, TN 37217