PICK-UP

BILL GARRETT, Davidson County
Trans:T20090055777 DEEDQC
Recvd: 08/14/09 15:23 2 pgs
Fees:12.00 Taxes:0.00
20090814-0076753

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

NEW OWNER:
Daniel A. Rosen
P.O. Box ~~50081~~ 50913
Nashville, TN 37205

SEND TAX BILLS TO:
NEW OWNER

MAP/PARCEL:
132-010-C
6.00

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 **KBAJ, Inc., a Tennessee corporation,** 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, **Daniel A. Rosen,** 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. 6 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 the same property conveyed to **KBAJ, Inc., a Tennessee corporation, as to a 50% undivided interest, and Daniel A. Rosen, as to a 50% undivided interest**, by deed from **Nashville Property Managers, LLP, a Tennessee limited liability partnership**, dated June 12, 2009 of record in Instrument # 20090612-0054996 in the Register's Office for Davidson County, Tennessee.

This is unimproved property known as: Lot 6 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 14th day of August, 2009.

KBAJ, Inc.

By: _____
Brian Krebs, President

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 President of KBAJ, Inc., the within named bargainor, a corporation, and that he as such President being authorized so to do, executed the foregoing instrument for the purposes therein contained be signing the name of the corporation by the said Brian Krebs, as such President.

Witness my hand and official seal at office at Brentwood, Tennessee, on this the 14th day of August, 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 14th day of August, 2009.

_____
Notary Public

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

My commission expires: 9/3/2012