BOX 10-A

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

BILL GARRETT, Davidson County
Trans:T20100044215 DEEDQC
Recvd: 07/20/10 09:21 2 pgs
Fees:12.00 Taxes:0.00
20100720-0056578

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Grant A. Higgs 3617 Central Avenue Nashville, TN 37205	Peoples Home Equity Inc. 213 Ward Circle, Suite 201 Brentwood, TN 37027	Map 132-16-0 Parcel 054.00

I, **LARRY FELTS**, do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **GRANT A. HIGGS, UNMARRIED**, in and to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, Being Lot No. 860 on the Plan of Caldwell Hall, Section Thirteen, of record in Book 3300, page 66, Register's Office for said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Grant A. Higgs, an unmarried man and Larry Felts, a married man by deed from Hekmat Mustafa and Iwaz Barwari, husband and wife, dated September 30, 2005, of record as Instrument No. 20051007-0121323, Register's Office for Davidson County, Tennessee.

This is improved property known as 639 Elysian Fields Road, Nashville, Tennessee 37211

IN WITNESS WHEREOF, I have hereunto set my hand on this the 9TH day of July, 2010.

Larry Felts
LARRY FELTS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public, of said county, LARRY FELTS 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 9 day of July, 2010.

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires MAR. 4, 2013

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ -0-.

Affiant

Subscribed and sworn to before me, this the 13th day of July, 2010.

AMY ADAMS GOWAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 2010

Notary Public

2