This Instrument prepared by: Premier Property Investments
575 Airport Road
Gallatin, TN 37066

New Owner, Return To &
Send Tax Bills To: Dejuan Foster
2618 Bethwood Drive
Nashville, TN 37207

BILL GARRETT, Davidson County
Trans:T20100059188 DEEDQC
Recvd: 09/20/10 15:25 2 pgs
Fees:12.00 Taxes:0.00
20100920-0074831

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that Premier Property Investments on this the 2 day of April, 2010, for and in consideration of the sum of One and no/100 Dollars, do(es) hereby bargain, sell, release, remise, quit claim and convey unto Dejuan Foster 2618 Bethwood Drive Nashville, TN 37207 all 100% right, title and interest in and to the following described real estate, to wit:

PARCEL TAX ID 061-13-0-021.00

See Attachment "A"

IN TESTIMONY WHEREOF I/we have hereunto set my/our hand(s) this 2 day of April, 2010.

Premier Property Invest.
Karen Pulley

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared KAREN Pulley-Premier Property INV. with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged to be person(s) within named and that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal this 2 day of April, 2010.

DOROTHY F. GOODALL STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Dorothy F. Goodall
Notary Public

My commission expires: My Commission Expires: February 26, 2013

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 10.00.

Carrie L Bowers
Affiant

STATE OF TENNESSEE
COUNTY OF SUMNER

Subscribed and sworn before me this the 2 day of April, 2010

DOROTHY F. GOODALL STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Dorothy F. Goodall
Notary Public

My commission expires: My Commission Expires: February 26, 2013

Attachment "A"

Parcel/Tax ID 061-13-0-021.00

Land in Davidson County, Tennessee, being all of Lot No. 131, on the Plan of Subdivision Recorded Plat of Section 2, Shepardwood Subdivision, as shown by plat appearing of record in Plat Book 4460, Page 66, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Premier Property Investments by Quit Claim Deed, dated 04/13/10, from Dejuan Foster, of record by Instrument #20100413-0027809, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Dejuan Foster by Warranty Deed dated 11/03/05 from Edward Simmons, married,* of record by Instrument #20051103-0133168, Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Edward Simmons, unmarried by Warranty Deed dated October 17, 1997 of record in Book 10659, Page 250, Register's Office for Davidson County, Tennessee.

*Janet Simmons, wife of Edward Simmons, joins in this instrument to convey any and all interest she has in said property.

Restrictive Covenants of record in Book 4572, Page 960, said Register's Office.

All matters shown on the plan of record in Plat Book 4460, Page 66, said Register's Office.