3 · GSRM Box 44

THIS INSTRUMENT PREPARED BY: Catherine H. Gwyn **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 315 DEADERICK STREET, SUITE 1100 P. O. BOX 198888 NASHVILLE, TENNESSEE 37219-8888 (615) 244-4994 CATHERINE H. GWYN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Comm. Expires September 3, 2012	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration or value, whichever is greater, for this transfer is $1,450,000.00. Affiant Subscribed and sworn to before me, this 29 day of April, 2011. Notary Public My Commission Expires: 9.3.12

Address New Owner	**Send Tax Bills To:**	**Map and Parcel:**
JAI LAXMI LLC 1200 E. Old Hickory Blvd. Madison, TN 37115	New Owner	043 16 0 056.00

IN THE UNITED STATES BANKRUPTCY COURT FOR THE
MIDDLE DISTRICT OF TENNESSEE
NASHVILLE DIVISION

IN RE:	)	
	)	Case No. 3:10-07526-MH3-7
RICHARD A. ROLLINS	)	Chapter 7
	)	Judge Harrison
Debtor	)	
	)	
IN RE:	)	
	)	Case No. 3:10-07774-MH3-7
ROLLINS MARKET	)	Chapter 7
	)	Judge Harrison
Debtor	)	

BILL GARRETT, Davidson County
Trans:T20110026027 DEEDQC
Recvd: 05/03/11 10:56 3 pgs
Fees:18.00 Taxes:5365.00
20110503-0033746

TRUSTEE'S QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the Grantee named herein, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, I, David G. Rogers, as Trustee for Richard A. Rollins, aka Ricky Allen Rollins, and Rollins Market, in the above captioned cause, and **NOT OTHERWISE** ("Grantor"), hereby convey, remise, release and forever quitclaim unto JAI LAXMI LLC, a Tennessee limited liability company, ("Grantee"), its, successors and assigns, all of the Debtor's right, title and interest in and to certain tracts of land in Davidson County, Tennessee, described as shown on Exhibit "A" attached hereto and incorporated herein by reference.

This instrument and the interest hereby released and quitclaimed are subject to such

limitations, restrictions and encumbrances as may affect the Property. Grantor conveys Debtor's interest in the Property pursuant to Notice of Motion for Approval of Sale of Assets Free and Clear of Interests, Liens, Claims, and Encumbrances filed in the United States Bankruptcy Court for the Middle District of Tennessee, Nashville Division, Case No. 3:10-07526-MH3-7 and Case No. 3:10-07774-MH3-7 and sent to all creditors and parties in interest on March 4, 2011, a certified copy of which is of record in Instrument No. 20110503003374 4, Register's Office for Davidson County, Tennessee, and Order Approving Sale of Assets Free and Clear of Interests, Liens, Claims, and Encumbrances entered April 1, 2011, a certified copy of which is of record in Instrument No. 20110503003374 5, Register's Office for Davidson County, Tennessee.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 29th day of April, 2011.

David G. Rogers, Trustee

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named David G. Rogers, Trustee, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained. Witness my hand and official seal this 28 day of April, 2011.

Notary Public

My Commission Expires: 09/03/2012

CATHERINE H. GWYN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires September 3, 2012

EXHIBIT "A"

Land in Davidson County, Tennessee, being more particularly described according to a survey of the Rollins Property, Old Hickory Blvd., File No. 02095, dated April 25, 2011, and prepared by Phillip E. Holmes RLS # 1728, Volunteer Surveying, as follows:

Beginning at a point on the southerly margin of Old Hickory Blvd. and the northeasterly corner of the Rollins property, as of record in Book 7948, page 587, Register's Office for Davidson County, Tennessee; thence South 87 deg. 56 min. 08 sec. East, 253.14 feet to a point; thence South 74 deg. 20 min. 00 sec. East 263.43 feet to a point; thence South 59 deg. 51 min. 00 sec. East 177.00 feet to a point; thence North 87 deg. 34 min. 00 sec. West 665.35 feet to a point; thence North 02 min. 03 min. 52 sec. East 141.00 feet to the point of beginning, containing 71,125.15 square feet or l.63 acres, more or less.

Being the same property conveyed to Tom Rollins and Alf Rollins by installment deed from Ann Marlowe Morris of record in Book 4992, Page 367, dated January 28, 1976, said Register's Office. Alfred B. Rollins was divorced by Final Decree in the First Circuit Court for Davidson County, Tennessee, Docket No. 81D 2779, dated November 17, 1981, a certified copy of which is of record in Book 5843, page 712, said Register's Office. Said decree vested any interest of Sandra Rollins into Alfred B. Rollins. Tom Rollins has since died. Veratsa R. Rager, Administratrix of the Estate of Thomas E. Rollins, Sr. has conveyed his one-half interest in said property to Alfred B. Rollins by quitclaim deed of record in Book 7221, Page 269, dated April 30, 1987, said Register's Office. Veratsa R. Rager and Thomas Edward Rollins, Jr., Heirs-at-Law of Thomas E. Rollins, Sr., Deceased have conveyed their interest in said property to Alfred B. Rollins by quitclaim deed of record in Book 7886, Page 694, dated July 10, 1989, said Register's Office. Alfred B. Rollins died testate on August 9, 1997. He devised said property to Ricky Allen Rollins by will of record in Will Book 215, Page 771, Probate Court for Davidson County, Tennessee, a certified copy of which is of record in Instrument No. 20061212-0153356, said Register's Office. Also, see Agreed Judgment of record in Instrument No. 20061212-0153357, said Register's Office. The said Ricky Allen Rollins, a/k/a Ricky A. Rollins, filed for protection in the U. S. Bankruptcy Court, Middle District of Tennessee, under Case Number 3:10bk-07526. Said Case was converted to Chapter 7 and David G. Rogers was appointed as Chapter 7 Trustee.

This is not now nor has it ever been the residence of the Grantor herein.