This instrument was prepared solely from information provided by the parties.

QUITCLAIM DEED

MAP-PARCEL-NUMBER 014-00-0-140.00

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 DOLLARS ($10.00), cash in hand paid by the hereinafter named Grantees , and for other good and valuable consideration, the receipt of all of which is expressly acknowledged, I, RUTH LARUE, hereinafter called the Grantors, have bargained and sold and do hereby quitclaim and convey to Eddie Greer TRUSTEE, hereinafter called the Grantees, their heirs, successors and assigns, my right, title and interest in and to the following described tracts or parcels of land in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee,

LEGAL DESCRIPTION, see EXHIBIT "A", attached hereto

This is Improved Property known as 7108 HARPER RD., Nashville Davidson County, Tennessee

IN WITNESS WHEREOF, I have hereunto set my hand this the 28th. day of June, 2011.

Ruth LaRue

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named RUTH LARUE, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she executed the foregoing Quitclaim Deed for the purposes therein contained this the 11th day of July, 2011, at NASH, Tennessee.

Ann Marie Luttrell

ANN MARIE LUTTRELL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

NOTARY PUBLIC

My Commission Expires: 11-7-11

MY COMMISSION EXPIRES:
November 7, 2011

BILL GARRETT, Davidson County
Trans:T20110041804 DEEDQC
Recvd: 07/12/11 10:48 5 pgs
Fees:27.00 Taxes:0.00

20110712-0053176

STATE OF TENNESSEE

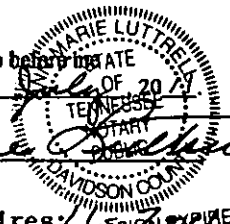
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is (0)

Bobby Colson

AFFIANT

Subscribed and sworn to before me this the 14th day of July OF 20 11.



Notary Public

My Commssion Expires: 11-7-2011

This Instrument was Prepared by:
Bill Colson Auction & Realty Co., Inc.
2012 Beech Avenue, Nashville, TN 37204

New owner
Send key into to:

Eddie Greer, Trustee
Bill Colson Auction & Realty Co. Inc.
2012 Beech Avenue, Nashville, TN 37204
615. 292. 6619

EXHIBIT "A"

Being a tract of land in the 14th Civil District of Davidson County, Tennesse, on the unrecorded plan of A. J. Williams Tract, described according to a survey made by Donald R. Carver, dated 5/11/73, as follows:

Beginning at an iron pin located 2,045 feet north of the north right of way of Clarksville Hwy; said iron pin also being located on the east margin of Harper Road; thence with the margin of said road, N 2° 13' W 300 feet to an iron pin; thence leaving said road, N 89° 0' E 435 feet to an iron pin; thence S 89° W 435 feet to the point of beginning, containing 3 acres, more or less.

Being the same property conveyed to Charles LaRue, Sr. by deed from Joyce Ann LaRue, of record in Book 11404, page 909, in the Register's Office for Davidson County, Tennessee. Also, being the same property conveyed to Charles Lee LaRue, Jr., Richard Wayne LaRue, Sr., Steven Lee LaRue, Michael Dale LaRue, Sr. and Charlene LaRue Carter by quitclaim deed from Charles LaRue Sr. by Charlene LaRue Carter as his attorney-in-fact of record in Instrument No.: 20080912-009344, Register's Office for Davidson County, Tennessee. Charles LaRue, Charles Lee LaRue, Sr., Charles LaRue, Sr. and Charles Lee LaRue being one and the same person. On August 13, 2009, an Agreed Order was entered in Case No. 08P-1745 in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, ordering that the quitclaim deed of record in Instrument No.: 20080912-009344, Register's Office for Davidson County, Tennessee be set aside and that the property described in such quitclaim deed be included in the Estate of Charles Lee LaRue and that such property be distributed in accordance with the terms of the Settlement Agreement entered into by the heirs and Administratrix of the Estate of Charles Lee LaRue, which Settlement Agreement was approved by the Seventh Circuit Court for Davidson County, Tennessee, Probate Division with regard to the Estate of Charles Lee LaRue, Case No. 08P-1745.Being the same property conveyed to Ruth LaRue as the Administratrix of the Estate of Charles Lee LaRue, by Quitclaim Deed from Charles Lee LaRue, Jr., Richard Wayne LaRue, Sr., Steven Lee LaRue, Michael Dale LaRue, Sr. and Charlene LaRue Carter, of record in Instrument No.: 20100125-0005959, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Charles Lee LaRue, Jr., Richard Wayne LaRue, Sr., Steven Lee LaRue, Michael Dale LaRue, Sr. and Michael Christian by Administratrix's Quitclaim Deed from Ruth LaRue, as Administratrix of the Estate of Charles Lee LaRue, of record in Instrument No.: 20100125-0005960, Register's Office for Davidson County, Tennessee. FURTHER conveyed to Ruth Larue by Quitclaim Deed of record in Instr. No. 20100125-0005965, said Register's Office.

This property is improved property known as 7180 Harper Road, Joelton, Tennessee 37080.

Said property is conveyed subject to any and all such limitations, restrictions, and encumbrances as may affect the premises.

TRUSTEE AGREEMENT

THIS AGREEMENT entered into on the 28th day of June,2011, by and between RUTH LARUE, hereinafter referred to as **"RUTH "**, BILL COLSON AUCTION AND REALTY CO. INC., hereinafter referred to as **"COLSON"** William M. Colson hereinafter referred to as **"BILL,"** and Eddie Greer . hereinafter referred to as **"Trustee."**

WITNESSETH:

WHEREAS, **"RUTH "**is the owner of real property being described as one house and lot located **7180 Harper Rd., Joelton , Davidson County, Tennessee. - MAP\PARCEL/Tax ID: 014-00-0-140.00 Davidson County, Tennessee.**

WHEREAS **"RUTH "**wishes for **"BILL,"** to advance the money to pay **DELINQUENT PROPERTY TAXES to THE METROPOLITAN GOVERNMENT OF NASHVILLE AND DAVIDSON COUNTY FOR** 7180 HARPER RD. 014-00-0-140.00 and 6057 CLARKSVILLE PIKE, JOELTON, NASHVILLE, DAVIDSON COUNTY TENNESSEE **in** the approximate amount of **Six Thousand & 00/100 Dollars ($6,000.00).**

WHEREAS, **"RUTH "** wishes for **"COLSON"** to sell the property in question at ABSOLUTE AUCTION within 60 days of this agreement.

WHEREAS, "BILL," has agreed to lend to **" RUTH,"** the amount **Six Thousand & 00/100 Dollars ($6,000.00)** . Exchange for **" RUTH,"** agreeing to allow him to sell the property through **"COLSON"** at ABSOLUTE AUCTION.

NOW THEREFORE, for and in consideration of these premises and other good and valuable Considerations, the receipt of which is hereby acknowledged, the parties agree as follows:

1. Contemporaneous with the execution of this agreement, **"BILL,"** shall lend the **Sum of Six Thousand & 00/100 Dollars ($6,000.00)** to **" RUTH,"** to pay the Taxes pending sale of the aforementioned property at an absolute auction.

2. Contemporaneous with the execution of this agreement **" RUTH,"** shall Quitclaim the property in question to **"TRUSTEE,"** who shall hold the property subject to the following uses and purposes:

At the time of closing, the **"TRUSTEE"** shall pay, from proceeds coming into his hands, pay the

following items in the order enumerated: (1) The balance due on the indebtedness, to "BILL," (2) the cost of a guaranteed title policy, legal and closing fees to close the sale, (3) commission of 10% of the total selling price, plus advertising and sale expenses to "COLSON".

The balance of all proceeds from the sale of the property after payment of the aforementioned Three items shall be paid by "TRUSTEE" to "RUTH ".

Entered into this 28th day of June, 2011.

RUTH LARUE "RUTH "

BILL COLSON AUCTION AND REALTY CO. INC. "COLSON"

By Bobby Colson V.P.

WILLIAM M. COLSON "BILL,"

Eddie Green

"TRUSTEE"