THIS INSTRUMENT PREPARED BY:
Nashville Title Insurance Corporation
2818 Bransford Avenue
Nashville, TN 37204

Address New Owner(s)
CB Investments, LLC
4525 Harding Road, Suite 257
Nashville, Tn 37205

Send Tax Bills To:
SAME

Map & Parcel
092-06-0-643.00

Davidson County DEEDQC
Recvd: 01/05/12 12:30 2 pgs
Fees:12.00 Taxes:0.00
20120105-0001180

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/00 Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, **Phillip Wright, Jr.** ("Grantor") do hereby quitclaim and convey unto **CB Investments, LLC.** ("Grantee"), its successors and assigns, all of my Grantor's right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Being Lot No. 30 on the plan of G.W. Ashcrafts Subdivision of Lot No. 11 of the Boyd McNairy Tract, of record in Book 57, page 59, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Phillip Wright, Jr., by deed from Sam Ethel Wright, on April 9, 2009, of record in Instrument Number 20090413-0033043, Register's Office for Davidson County, Tennessee.

Grantor warrants that he has never lived in the subject property as a married person and that the subject property is not subject to any marital rights therein.

Property commonly known as 2429 Batavia Street, Nashville, Tn 37208

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

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 3rd day of January, 2012

Phillip Wright
Phillip Wright, Jr.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this 3rd day of January, 2012, before me, the undersigned, personally appeared Phillip Wright, Jr. to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of same to be his free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal.

NOTARY PUBLIC

HAL E. WILSON, III STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires:

7/6/15

The actual consideration for this transfer is $-0-.

AFFIANT

Subscribed and sworn to before me, this 3rd day of January, 2012.

NOTARY PUBLIC My Commission Expires: 7/6/15

HAL E. WILSON, III STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Hal Wilson, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 7/6/15

HAL E. WILSON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY