*THIS INSTRUMENT PREPARED UPON INFORMATION PROVIDED BY THE PARTIES*
*NO SEARCH REQUESTED*

***QUITCLAIM DEED***

Davidson County DEEDQC
Recvd: 01/17/02 08:47 2pgs
Fees:12.00 Taxes:0.00
20020117-0006908

*STATE OF TENNESSEE*
*COUNTY OF DAVIDSON*

*THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $* 0

Francis E. Metzgar
*AFFIANT*

*SUBSCRIBED AND SWORN BEFORE ME THIS THE* 23rd *DAY OF JANUARY, 2002.*

Robbie Williams
*NOTARY PUBLIC*

*MY COMMISSION EXPIRES:* 3-30-04

*THIS INSTRUMENT PREPARED BY*
*JUDY SCHECHTER, ATTORNEY AT LAW*
*112 LONG HOLLOW PIKE, SUITE 206*
*GOODLETTSVILLE, TN, 37072*

| NAME | ADDRESS | |
|---|---|---|
| Address of New Owner<br>FRANCIS E. METZGAR | Send Tax Bills To<br>Same | Map Parcel #<br>Map 26 01 |
| 208 TWO MILE PARKWAY | | Parcel 121 |
| GOODLETTSVILLE, TN 37072 | | |

FOR AND IN CONSIDERATION OF the sum of one dollar, cash in hand paid, the receipt of which is hereby acknowledged, for other good and valuable consideration, I, RONALD RAY METZGAR, hereinafter called "Grantor", do hereby Quitclaim and by these presents do transfer and convey unto FRANCIS E. METZGAR, hereinafter called "Grantee", all of my right, title and remainder interest in and to the following tract or parcel of land in Davidson County, Tennessee:

Being Lot No. 8 on the Map of the H. R. Drake Et Al Subdivision at Goodlettsville on Two-Mile Pike, and described according to a copy of a survey by J.R. Scott, Surveyor, March 23, 1948, as follows:

Beginning at a point in the easterly margin of Two-Mile Pike, at the common corner of Lots 8 and 9, said point being 150 feet north of the north margin of a 50 foot unnamed street leading from Two-Mile Pike to the L. & N. Railroad underpass; thence with the line between said lots, easterly 256 feet to a point in the westerly margin of the L. & N. Railroad right-of-way; thence with the margin of said right-of-way northly 75 feet to the common corner of Lots Nos. 7 and 8; thence with the line between said lots westerly 265 feet to the easterly margin of Two-Mile Pike; thence with the margin of the same southerly 75 feet to the beginning.

Being the same property in which a fee simple remainder was conveyed by Francis E. Metzgar to Ronald Ray Metzgar, Leonard E. Metzgar and Barbara Ann Metzgar Grohman, as tenants in common with the right of survivorship, Leonard E. Metzgar and Barbara Ann Metzgar Grohman, having since died, of record in Instrument No. 200008220082869, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to restrictions of record in Book 1677, page 191, Register's Office for said County.

This is improved property known as 208 Two Mile Pike, Goodlettsville, in Davidson County, Tennessee.

Ronald Ray Metzgar
RONALD RAY METZGAR

STATE OF TENNESSEE )

COUNTY OF DAVIDSON )

Personally appeared before me, a Notary Public in and for the aforesaid State and County, the within named RONALD RAY METZGAR, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville Tennessee, this 12th day of January, 2002.

Robbie Williams
NOTARY PUBLIC

My Commission Expires: 3-26-04

3418/QCD/22-23/JS/lb