Davidson County DEEDQC
Recvd: 11/19/02 09:27 2pgs
Fees:12.00 Taxes:0.00
20021119-0143173

Prepared from information provided by the parties:

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0.00-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF November, 2002..

NOTARY PUBLIC

MY COMMISSION EXPIRES: 11/27/04

DANA DELWORTH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

QUIT CLAIM DEED

ADDRESS OF NEW OWNER
Charlie B. Lawrence and wife,
Rebecca Schauer-Lawrence
109 Freeman Hollow Road
Goodlettsville, TN 37072

SEND TAX BILLS TO:
Sebring Capital Partners
4000 International Parkway
Carrollton, TX 75007

MAP & PARCEL
011-00-0-152.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **Charlie B. Lawrence and Rebecca Schauer, now known as Rebecca Schauer-Lawrence,** hereinafter referred to as Grantor(s) does hereby Quit Claim unto **Charlie B. Lawrence and wife, Rebecca Schauer-Lawrence** hereinafter referred as Grantee(s), their Heirs and Assigns, a certain tract or parcel of land in **Davidson** County, State of Tennessee, described as Follows, to-wit:

SEE ATTACHED "EXHIBIT A" OF LEGAL DESCRIPTION

Being the same property conveyed to Charlie B. Lawrence and Rebecca Schauer, Both Unmarried by Deed dated August 15, 1997 from Ann Elizabeth Smith, Unmarried of record in Book 10573, *
Witness my hand(s) this the 8th day of November, 2002.

Charlie B. Lawrence Rebecca Schauer-Lawrence

*Page 522, Register's Office for Davidson County, TN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Charlie B. Lawrence and wife, Rebecca Schauer-Lawrence** the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at office this 8th day of November, 2002.

My Commission Expires:
11/27/04

Notary Public

DANA DELWORTH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

File No.: H-0585

EXHIBIT A

BEGINNING AT A POINT IN THE NORTH MARGIN OF FREEMAN HOLLOW COURT, SAID POINT BEING THE MOST WESTERLY CORNER OF THE MICHAEL F. AYERS PROPERTY AS EVIDENCED IN DEED BOOK 5003, PAGE 960 R.O.D.C., TN.; THENCE WITH SAID MARGIN S54°46'08"E 66.71' TO A POINT, SAID POINT BEING THE NORTHEASTERLY CORNER OF THE MORRIS E. AYERS PROPERTY AS EVIDENCED IN DEED BOOK 4028, PAGE 107 R.O.D.C., TN.; THENCE WITH A COMMON LINE TO SAID AYERS PROPERTY N23°23'52"E 126.52' TO A FENCE POST; THENCE N40°30'47"E 154.23' TO A FENCE POST; THENCE, N22°30'43"E 121.09' TO A POWER POLE; THENCE, N15°37'34"E 145.38' TO A FENCE POST; THENCE, N19°11'44"E 64.15' TO A POWER POLE IN THE NEW LINE COMMON TO THE JACKIE W. TATUM PROPERTY; THENCE, WITH SAID NEW LINE FOR THE NEXT 5 CALLS N55°25'41"E 113.53' TO A FENCE POST; THENCE, N75°00'52"E 81.56' TO A POWER POLE; THENCE, N88°46'24"E 94.23' TO A FENCE POST; THENCE, S81°55'21"E 103.38' TO A POWER POLE; THENCE, S83°44'00"E 204.27' TO A IRON ROD, SAID ROD BEING THE SOUTHWESTERLY CORNER OF THE JOSEPH R. STEWART PROPERTY AS EVIDENCED IN DEED BOOK 7583, PAGE 381 R.O.D.C., TN.; THENCE, S85°25'07"E 652.70' TO A POINT IN THE WEST LINE OF THE JOSEPH E. SHAFER PROPERTY AS EVIDENCED IN DEED BOOK 6313, PAGE 81 R.O.D.C., TN.; THENCE, WITH SAID LINE S01°34'27"W 244.92' TO A POINT, SAID POINT BEING THE MOST NORTH CORNER OF THE MORRIS E. AYERS PROPERTY AS EVIDENCED IN DEED BOOK 4028, PAGE 107 R.O.D.C, TN.; THENCE, WITH A COMMON LINE TO SAID AYERS PROPERTY S65°02'50"W 305.82' TO A POINT, SAID POINT BEING THE MOST EAST CORNER OF THE MICHAEL F. AYERS PROPERTY AS EVIDENCED IN DEED BOOK 5003, PAGE 960 R.O.D.C, TN.; THENCE WITH A COMMON LINE TO SAID AYERS PROPERTY N72°19'25"W 818.86' TO A POINT; THENCE, S47°44'06"W 474.24' TO A POINT, THENCE, S06°19'10"W 64.00' TO THE POINT OF BEGINNING CONTAINING 8.83 ACRES MORE OR LESS.

Being included in this description but excluded from this conveyance are the following tracts of land:

BEING a certain tract of land lying in the 2nd Civil District of Davidson County, Tennessee, being more particularly described as follows:

BEGINNING at a point, said point being a common corner to parcels - 108, 144, and 157, on Tax Map - 11, as evidenced at the Tax Assessors Office of Davidson County, thence; South 3 degrees 22 minutes 07 seconds East, 12.13 feet, to the point of beginning of this description, thence; South 3 degrees 22 minutes 07 seconds East, 182.63 feet, to a point, thence; South 47 degrees 44 minutes 06 seconds West, 167.04 feet, to a point, thence; North 22 degrees 30 minutes 43 seconds East, to a point, thence; North 15 degrees 37 minutes 43 seconds East, 145.38 feet, to a point, thence; North 19 degrees 11 minutes 44 seconds East, 64.15 feet, to a point, thence; North 55 degrees 25 minutes 41 seconds East, 23.20 feet, to the point of beginning of this description, containing 13,307.61 square feet and/or 0.31 acres more or less.

BEING a certain tract of land lying in the 2nd Civil District of Davidson County, Tennessee, being more particularly described as follows:

BEGINNING at a point, said point being a common corner to parcels - 108, 144, and 157, on Tax Map - 11, as evidenced at the Tax Assessors Office of Davidson County, thence; North 86 degrees 57 minutes 57 seconds East, 19.84 feet, to the point of beginning of the description, thence; North 55 degrees 25 minutes 41 seconds East, 67.13 feet, to a point, thence; North 75 degrees 00 minutes 52 seconds East, 81.56 feet, to a point, thence; North 88 degrees 46 minutes 24 seconds East, 94.23 feet, to a point, thence; South 81 degrees 55 minutes 21 seconds East, to a point, thence; South 83 degrees 44 minutes 00 seconds East, 180.10 feet, to a point, thence; South 86 degrees 57 minutes 57 seconds West, 510.36 feet, to the point of beginning of this description, containing 15,787.70 square feet and/or 0.36 acres more or less.