THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney-at-Law
303 Frances Street, P.O. Box 904
Goodlettsville, Tennessee 37070-0904

Davidson County DEEDQC
Recvd: 04/09/03 15:23 2pgs
Fees:12.00 Taxes:0.00
20030409-0047487

Quitclaim Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
E.T. Champion, et ux 1394 Campbell Road Goodlettsville, TN 37072	Same as New Owner	Map 32 Parcel 35

THIS QUITCLAIM DEED, is made and entered into on the day and date last acknowledged below, by and between DALE KIMBROUGH and wife, DONNA GAIL KIMBROUGH, hereinafter referred to as the "GRANTORS", and E.T. CHAMPION and wife, DORIS J. CHAMPION, hereinafter referred to as the "GRANTEES";

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of ONE and NO/100 ($1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, DALE KIMBROUGH and wife, DONNA GAIL KIMBROUGH, the GRANTORS, have this day bargained, sold and quitclaimed unto E.T. CHAMPION and wife, DORIS J. CHAMPION, the GRANTEES, their heirs or assigns, all of the GRANTORS' right, title and interest in certain real property in Davidson County, Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, as described in a survey by Viking Surveying dated January 17, 1977 as follows: along the rear line of the 3.13 acre tract, South 82 deg. 26' West 372.37 feet to an iron pin in the established fence line, Hunter's easterly line; thence with Hunter's easterly line and an established fence line, North 00 deg. 16' West 240.5 feet to an iron pin, Markham's southerly line; thence with Markham's southerly line and an established fence line, the following calls and distances: South 89 deg. 26' East 106.75 feet to a walnut stump; thence North 61 deg. 55' East 114.65 feet to an elm tree; thence North 62 deg. 53' East 245.0 feet to an iron pin, the northeasterly rear corners of the tract described herein and an established fence line; thence with said fence, South 8 deg. 15' East 967 feet to a post; thence continuing with said fence line, South 00 deg. 21" West 218 feet, more or less, to the point of beginning, containing 3.13 acres, more or less.
>
> BEING the same property conveyed to Dale Kimbrough and wife, Donna Gail Kimbrough, by deed from E.T. Champion and wife, Doris J. Champion, filed for record on June 14, 2002 as Instrument No. 200206140072651, Register's Office for Davidson County, Tennessee.
>
> The said property is unimproved property located on Campbell Road, Goodlettsville, TN 37072.

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

THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES WITHOUT A TITLE EXAMINATION BY THE PREPARER.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands on the day and date acknowledged below.

DALE KIMBROUGH

DONNA GAIL KIMBROUGH

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DALE KIMBROUGH and wife, DONNA GAIL KIMBROUGH, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 7th day of April, 2003.

NOTARY PUBLIC

DIANA C. FREY
NOTARY PUBLIC AT LARGE
ROBERTSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is NONE.

AFFIANT

Sworn to and subscribed before me this the 7th day of April, 2003.

NOTARY PUBLIC

DIANA C. FREY
NOTARY PUBLIC AT LARGE
ROBERTSON COUNTY, TN
My Comm. Expires July 23, 2006