This instrument Prepared by
And Return To:

Fearnley and Califf, PLLC
211 Donelson Pike, Suite 2
Nashville, TN 37214

Davidson County DEEDQC
Recvd: 05/13/03 14:34 1pgs
Fees:12.00 Taxes:0.00

20030513-0064328

Map 150-3 / Parcel 316

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, That, **Fabian Sborovsky**, for and in consideration of Ten (10) Dollars, does hereby bargain, sell, remise, quitclaim and convey unto **David Johanson,** his interest in the following described real property situated Davidson County, Tennessee, to wit:

BEING Lot No. 85-B, Zone Lot Division of Lots 85-88 Chelsea of Priest Lake, Section 2-B, of record in Book 6250, Page 631, Register's Office for Davidson County, Tennessee. Said Lot No. 85-B fronts 31 feet on the Northerly margin of Chelsea Way and extends back 137.47 feet on the Easterly line and 107.36 feet on the Westerly line to a dead line in the rear measuring 85.68 feet thereon.

Being the same property conveyed to David Johanson and Fabian Sborovsky, herein by Special Warranty Deed dated August 17, 2001, filed for record September 4, 2001 at Instrument No. 20010904-0095589, in the Register's Office of Davidson County, Tennessee.

IN TESTIMONY WHEREOF I have executed this instrument this the 7th day of April, 2003.

Fabian Sborovsky

JOSHUA R. HOPKINS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 7th day of April, 2003, before me, Joshua R. Hopkins, personally appeared, Fabian Sborovsky, to me personally known (or proved to me on the basis of Satisfactory Evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 7th day of April, 2003.

My commission expires: 7-30-06

Notary Public

I or we do herby swear or affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $10.00.

Affiant

JOSHUA R. HOPKINS NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

Subscribed before me this 7th day of April, 2003

My commission expires: 7-30-06

Notary Public

Property Address known as: 3023 Chelsea Way, Antioch, TN. 37013
Owner's Name: David Johanson
Mail Tax Bills To: David Johanson, 3023 Chelsea Way, Antioch, TN. 37013
(***Note: This Deed was prepared without the benefit of a title search)