Davidson County DEEDQC
Recvd: 03/18/04 15:35 5pgs
Fees:27.00 Taxes:0.00
20040318-0031104

This Instrument Prepared By
WYATT, TARRANT & COMBS, LLP (PWD)
2525 West End Avenue; Suite 1500
Nashville, Tennessee 37203

Address New Owner(s)	**Send Tax Bills To:**	**Map & Parcel Nos.:**
Davis O. Clapp 8193 112th Terrace North West Palm, FL 33412	Same	Map 91-16, Parcel 388

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Steven W. Roads and wife, Kimberly Roads, and Full Scale Productions, Inc., a corporation chartered in the State of Washington (collectively "Grantor"), do hereby quitclaim and convey to James N. Clapp, his heirs and assigns, a one-half undivided interest, and to Davis O. Clapp, his heirs and assigns, a one-half undivided interest, said interests to be held as tenants in common, (collectively "Grantee"), all of Grantor's right, title and interest in and to certain tract or parcel of land located in Davidson County, Tennessee and described as follows (the "Property"):

> Land lying in Davidson County, Tennessee, being Lot. No. 74, 75, 76, on the Plan of O.B. Hayes Small Lots, as shown on plat of record in Plan Book 1, page 69, in the Chancery Court for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.
>
> BEING the same property conveyed to Steven W. Roads, a one-third undivided interest, and Full Scale Productions, Inc., a two-thirds undivided interest, said interests to be held as tenants in common, of record in Book 11684, Page 602, Register's Office for Davidson County, Tennessee.
>
> The property description is the same as that set forth in the previous deed of record.

This is improved property known as 15 Music Square West, Nashville, Tennessee, 37203.

The Property is conveyed subject to all limitations, restrictions and encumbrances of record as may affect the Property, including without limitation (1) all zoning restrictions, (2) 2003 taxes, which have been assumed by Grantee and (3) all matters appearing on the Plat of record in Book 1, page 69, Chancery Court for Davidson County, Tennessee.

Kimberly Roads, spouse of Steven W. Roads, joins in this conveyance to waive any marital interest she may have in the subject property.

This Property is commercial property and is not the marital residence of Grantor.

This Deed is being executed in counterpart.

[SIGNATURE PAGE TO FOLLOW]

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 1st day of November, 2003.

GRANTOR:

STEVEN W. ROADS

FULL SCALE PRODUCTIONS, INC.

By: _____

Print: Davis Clapp

Title: Owner / mngr

KIMBERLY ROADS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

AFFIANT

Subscribed and sworn to before me, this 3rd day of November, 2003.

NOTARY PUBLIC

My Commission Expires:

July 21, 2007

JAMIE MRZENA
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 21, 2007

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Jamie Mrzena, a Notary Public in and for said State and County duly commissioned and qualified, KIMBERLY ROADS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 3RD day of November, 2003.

Jamie Mrzena
NOTARY PUBLIC

My Commission Expires:
July 21, 2007

JAMIE MRZENA
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 21, 2007

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Jamie Mrzena, a Notary Public in and for said State and County duly commissioned and qualified, STEVEN W. ROADS, with whom I am personally acquainted (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 3RD day of November, 2003.

Jamie Mrzena
NOTARY PUBLIC

My Commission Expires:
July 21, 2007

JAMIE MRZENA
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 21, 2007

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Thelma R. Womer a Notary Public in and for said State and County duly commissioned and qualified, Daris A Clapp, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained, and who further acknowledged that he/she is the President of FULL SCALE PRODUCTIONS, INC., the maker, a corporation chartered in the State of Washington, and is authorized by the maker to execute this instrument on behalf of the maker, as such Daris A. Clapp, President.

President. March, 2004

WITNESS my hand, at office, this 10 day of ~~November, 2003.~~

Thelma R. Womer
Notary Public

My commission expires: Jan. 11, 2008

Thelma R. Womer
Commission #DD280490
Expires: Jan 11, 2008
Bonded Thru
Atlantic Bonding Co., Inc.