STATE OF CALIFORNIA)
)
COUNTY OF SAN DIEGO)

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $ 0 .

Deborah L. Beecher
DEBORAH L. BEECHER

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS 28th DAY OF April, 2004

Traci Putnam
NOTARY PUBLIC

MY COMMISSION EXPIRES: 7/9/07
(AFFIX SEAL)

Davidson County DEEDQC
Recvd: 06/01/04 11:52 3pgs
Fees:17.00 Taxes:0.00

20040601-0063761

TRACI PUTNAM
COMM. # 1427664
NOTARY PUBLIC • CALIFORNIA
SAN DIEGO COUNTY
My Comm. Expires July 9, 2007

THIS INSTRUMENT WAS PREPARED BY:
THOMAS C. LAWLER,
FAY & LAWLER, ATTORNEYS AT LAW
4950 WARING ROAD, SUITE 2
SAN DIEGO, CA 92120

ADDRESS NEW OWNER AS FOLLOWS:
Deborah L. Beecher, et al.
1421 Thomas Avenue, #4
San Diego, CA 92109

SEND TAX BILLS TO:
Deborah L. Beecher
1421 Thomas Avenue, #4
San Diego, CA 92109

MAP-PARCEL NUMBERS:
Map 23 Parcel 121 and
Part of Map 23 Parcel 54

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that DEBORAH L. BEECHER (also known as DEBORAH LEE CARROLL JOHNSON BEECHER), successor Trustee of the Charles D. Carroll Trust Agreement, dated January 8, 1987, for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby remise, release and forever quitclaim unto CHANNING JOSEPH CARROLL, DEBORAH LEE CARROLL JOHNSON BEECHER, and JONATHAN IAN JOHNSON, as Joint Tenants, the entire right, title and interest in and to a certain parcel of land in Davidson County, Tennessee, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 28th day of April, 2004.

Deborah L. Beecher
DEBORAH L. BEECHER, Successor
Trustee, Charles D. Carroll Trust
Agreement dated January 8, 1987

CERTIFICATE OF ACKNOWLEDGMENT OF NOTARY PUBLIC

STATE OF CALIFORNIA)
)
COUNTY OF SAN DIEGO)

On APR 28 2004 before me, TRACI PUTNAM, personally appeared DEBORAH L. BEECHER, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Signature Traci Putnam

TRACI PUTNAM
COMM. # 1427664
NOTARY PUBLIC • CALIFORNIA
SAN DIEGO COUNTY
My Comm. Expires July 9, 2007

EXHIBIT "A"

Commonly known as: 2414 Crocker Springs Road, Goodlettsville, TN 37072.

TRACT I:
LAND IN DAVIDSON COUNTY, TENNESSEE, AND BEING DESCRIBED ACCORDING TO A SURVEY BY SOUTHERN LAND & ASSOCIATES, INC., SURVEYOR, DATED JULY 1, 1976, AND KNOWN AS JOB NO. 76-5-2500.

BEGINNING AT A POINT IN THE CENTER OF A PRIVATE ROAD APPROXIMATELY 480 FEET NORTHEAST OF CROCKER SPRINGS ROAD AND THE SOUTHEAST CORNER OF THE PROPERTY HEREIN DESCRIBED; THENCE NORTH 32° 43' 0" WEST 837.10 FEET TO A CORNER WITH KRANTZ PROPERTY TO THE WEST AND GRAY PROPERTY TO THE NORTHWEST; THENCE NORTH 6° 0' 0" WEST 30.00 FEET TO AN IRON PIN; THENCE NORTH 15° 42' 15" EAST 440.29 FEET TO AN IRON PIN CORNER WITH THE GRAY PROPERTY TO THE WEST AND HUNTER PROPERTY TO THE NORTH; THENCE SOUTH 79° 13' 0" EAST 768.90 FEET TO AN IRON PIN; THENCE NORTH 82° 47' 0" EAST 35.30 FEET TO AN IRON PIN CORNER WITH HUNTER TO THE NORTH AND WAITE TO THE EAST; THENCE SOUTH 14° 32' 0" WEST 265.0 FEET TO AN IRON PIN; THENCE SOUTH 40° 20' 0" WEST 144.00 FEET TO AN IRON PIN; THENCE SOUTH 22° 38' 0" WEST 160.00 FEET TO AN IRON PIN; THENCE SOUTH 34° 9' 0" WEST 125.00 FEET TO AN IRON PIN; THENCE SOUTH 9° 33' 0" WEST 98.00 FEET TO AN IRON PIN; THENCE SOUTH 25° 39' 0" WEST 337.80 FEET TO THE POINT OF BEGINNING AND THE ABOVE DESCRIBED TRACT CONTAINS 13.47 ACRES MORE OR LESS.

TRACT II:
LAND IN DAVIDSON COUNTY, TENNESSEE, AND BEING DESCRIBED ACCORDING TO A SURVEY BY J. BRUCE RAINEY, SURVEYOR # 823 DATED JANUARY 20, 1982, AND KNOWN AS JOB NO. 82-007 AS FOLLOWS:

BEGINNING AT AN IRON PIN SET ON THE EASTERLY MARGIN OF A 16 FOOT PRIVATE ROAD, SAID POINT OF BEGINNING BEING 48.14 FEET NORTHERLY FROM THE CENTERLINE OF CROCKER SPRINGS ROAD, AND ALSO BEING IN THE NORTHERLY LINE OF THE JAMES PISTOL LAND OF RECORD IN DEED BOOK 1312, PAGE 203, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND IN THE SOUTHERLY LINE OF THE JIMMY H. WILLIAMS LAND (OF WHICH THIS IS A PART); THENCE LEAVING PISTOL'S LINE AND WITH THE EASTERLY MARGIN OF THE SAID TRIVATE ROAD N 24° 32' 05" E 313.08 FEET TO AN IRON PIN; THENCE CONTINUING WITH THE SAID MARGIN N 07° 35' 06" E 78.18 FEET TO AN IRON PIN; THENCE LEAVING THE MARGIN OF THE SAID PRIVATE ROAD AND SEVERING THE SAID WILLIAMS LAND AND WITH THE CENTER OF A CREEK THE FOLLOWING CALLS: S 38° 18' 25" E 90.97 FEET TO A POINT; THENCE S 20° 23' 11" E 113.23 FEET TO AN IRON PIN; THENCE S 50° 57' 27" W 45.47 FEET TO A POINT; THENCE S 15° 00' 22" W 40.48 FEET TO A POINT; THENCE S 20° 56' 42" E 137.65 FEET TO A POINT IN A FENCE LINE WHERE IT CROSSES THE ABOVE MENTIONED CREEK, SAID POINT ALSO BEING IN THE COMMON LINE BETWEEN THE SAID WILLIAMS LAND AND THE SAID PISTOL'S LAND; THENCE WITH THE SAID FENCE AND COMMON PROPERTY LINE N 87° 15' 00" W PASSING A WITNESS IRON PIN AT 10.00 FEET IN ALL 239.84 FEET TO THE POINT OF BEGINNING, CONTAINING 1 .06 ACRES MORE OR LESS.

BEING THE SAME PROPERTY CONVEYED TO CHARLES DAVID CARROL AND JUNE L. HAMPTON, JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP BY DEED FROM JACKSON RAY MOORE AND WIFE, CYNTHIA MARIE MOORE OF RECORD IN BOOK 5955, PAGE 442, REGISTER'S OFFICE FOR DAVIDSON COUNTY.