THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Affiant

Subscribed and sworn to before me this 7th day of July, 2004.

Notary Public

My Commission Expires: 11/27/2007

Davidson County DEEDQC
Recvd: 07/09/04 14:57 3pgs
Fees:22.00 Taxes:0.00
20040709-0082051

ADDRESS NEW OWNER

Brad Daniel
900 19th Avenue, South
#1002 and #1003
Nashville, Tennessee 37212

SEND TAX BILLS TO

Brad Daniel
1204 17th Avenue, South
Nashville, TN 37212

MAP & PARCEL NOS.

MAP
92-16-B

PARCEL
97 (Unit #1002)
98 (Unit #1003)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of TEN ($***10.00) DOLLARS, the receipt of which is hereby acknowledged, and for the express purpose of making a re-conveyance to create a tenancy by the entirety,

We, Daniel L. Hipp, married, and Brad Daniel, married, for the express purpose of creating a tenancy by entirety in Brad Daniel and wife, Julienne L. Daniel, by these presents do hereby quitclaim and convey unto Jason Chaffin, Trustee, his successors and assigns, all right, title and interest that we may have in the following described tracts or parcels of land, located in Davidson County, Tennessee, to wit:

TRACT I:

BEING Unit No. 1002, Level 12, of the University Square Condominium Apartments, as established by Master Deed of record in Book 7051, page 529, as amended in Book 7119, page 884, Register's Office for said County, together with undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit "A" of said Maser Deed and as shown on the Plan of University Square Condominium Apartments of record in Book 6900, page 124, said Register's Office, to all of which reference is here made for a more complete description.

BEING the same property conveyed to Daniel L. Hipp and Brad Daniel by deed from Earline Babb Morris and Dale Morris of record in Book 10132, page 55, Register's Office for Davidson County, Tennessee

Brook Ann Amodio Hipp, spouse of Daniel L. Hipp, and Julienne L. Daniel, spouse of Brad Daniel, join in this conveyance to convey any interest they may have in subject property, particularly any marital interest.

This is improved property known as 900 19th Avenue, South #1002, Nashville, Tennessee 37212.

TRACT II:

BEING Unit No. 1003, University Square Condominium Apartments, created under Title 66, Chapter 27, Sections 101, et seq as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 7051, page 529, as amended in Book 7119, page 884, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in Common Elements appurtenant to said Unit as set forth in said Master Deed. Reference is hereby made to the Plat of University Square Condominiums Apartments of record in Book 6900, page 124, said Register's Office for a more complete identification and description of said Unit.

BEING the same property conveyed to Daniel L. Hipp and Brad Daniel by deed from Earline Babb Morris, married, of record in Book 10126, page 546, Register's Office for Davidson County, Tennessee.

Brook Ann Amodio Hipp, spouse of Daniel L. Hipp, and Julienne L. Daniel, spouse of Brad Daniel, join in this conveyance to convey any interest they may have in subject property, particularly any marital interest.

This is improved property known as 900 19th Avenue, South #1003, Nashville, Tennessee 37212.

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

And now, I, the said Jason Chaffin, as Trustee, and no further or otherwise and for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Brad Daniel and Julienne L. Daniel, as tenants by the entirety and not as tenants in common, their heirs and assigns, all right, title and interest that I, as Trustee, may have in the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this 7th day of July, 2004.

Daniel L. Hipp
Daniel L. Hipp

By: Mitchell A. Watts
Mitchell A. Watts, Attorney in Fact

Brad Daniel

Julienne L. Daniel

Brook Ann Amodio Hipp
Brook Ann Amodio Hipp

By: Mitchell A. Watts
Mitchell A. Watts, Attorney in Fact

Jason Chaffin, Trustee

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 Brad Daniel and Julienne L. Daniel, the bargainors, 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 7TH day of July, 2004.

Notary Public

My Commission Expires: 11/27/2004

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Mitchell A. Watts, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Daniel L. Hipp and Brook Ann Amodio Hipp, and acknowledged that he executed the same as the free act and deed of the said Daniel L. Hipp and Brook Ann Amodio Hipp.

WITNESS my hand and seal this 7TH day of July, 2004.

Notary Public

My Commission Expires: 11/27/2004

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 Jason Chaffin, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained by signing as Trustee.

Witness my hand and official seal this 7TH day of July, 2004.

Notary Public

My Commission Expires: 11/27/2004