Davidson County DEEDQC
Recvd: 01/27/05 13:57 3 pgs
Fees:17.00 Taxes:0.00
20050127-0010226

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Map-Parcel No. See referenced
Billie R. Chapman and Barbara I. Chapman 1102 Haverhill Drive Brentwood, TN 37027	same	10606009200

This instrument prepared by: WALLER LANSDEN DORTCH & DAVIS, A Professional Limited Liability Company 511 Union Street, Suite 2700, Nashville, Tennessee 37219-1760

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.00.

Barbara I. Chapman
Affiant

STEPHANIE J. EDWARDS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

Subscribed and sworn to before me, this the 27th day of January, 2005.

Stephanie Edwards
NOTARY PUBLIC

My Commission Expires: March 26 2005

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), and other good and valuable consideration, BILLIE R. CHAPMAN, and wife, BARBARA I. CHAPMAN, as tenants by the entirety ("Grantors"), do hereby quitclaim unto BILLIE R. CHAPMAN AND BARBARA I. CHAPMAN, AS TENANTS-IN-COMMON, their heirs and assigns, all Grantors' interest in and to the following described land located in Davidson County, Tennessee:

See Exhibit A attached hereto and incorporated herein by reference.

This is unimproved property located between Menzler Road and Foster Avenue, Nashville, Davidson County, Tennessee 37210.

1081692.2

IN WITNESS WHEREOF, Grantors have executed this instrument on the 27th day of January, 2005.

Billie R. Chapman

Barbara I. Chapman

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Billie R. Chapman, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Brentwood, Tennessee, this the 27th day of January, 2005.

NOTARY PUBLIC

STEPHANIE J. EDWARDS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires: March 26, 2005

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Barbara I. Chapman, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Brentwood, Tennessee, this the 27th day of January, 2005.

NOTARY PUBLIC

STEPHANIE J. EDWARDS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires: March 26, 2005

1081692.2

Exhibit A

1.65 acres of property in the 6th Civil District of Davidson County, Nashville, being part of the Louisville and Nashville Railroad Company property between Menzler Road and Foster Avenue, the same being more particularly described as follows:

BEGINNING at an iron pin in the west margin of Menzler Road, 337.6 feet south of the center line of Murfreesboro Pike and being the southeast corner of Billy R. Chapman property of record in Book 5805, page 93 and also being the northeast corner of tract 2 herein described; thence with the margin of Menzler Road S 9° 17' 49" W 77.93 feet to an iron pin; thence leaving the margin of Menzler Road and running 50 feet south of and parallel to the center line of a Louisville Nashville Railroad Company tract the following eleven calls:

1. North 88° 48' 56" West 263.59 feet
2. North 89° 08' 39" West 45.65 feet
3. South 89° 22' 31" West 49.30 feet
4. South 87° 13' 40" West 48.00 feet
5. South 85° 03' 36" West 52.92 feet
6. South 82° 52' 18" West 54.68 feet
7. South 81° 06' 53" West 54.28 feet
8. South 77° 52' 03" West 54.06 feet
9. South 75° 58' 43" West 52.61 feet
10. South 73° 48' 15" West 54.03 feet
11. South 71° 46' 22" West 45.96 feet

To an iron pin on the eastern margin of Foster Avenue; thence with the margin of Foster Avenue N 4° 34' 15" East 107.51 feet; thence leaving the eastern margin of Foster Avenue with the arc of a curve to the right 529.19 feet said curve has a radius of 1486.11 feet and a chord bearing and distance of N 82° 42' 04" East 526.40 feet to a iron pin; thence South 2° 51' 04" West 22.00 feet to a iron pin; thence South 88° 48' 56" East 249.50 feet to the point of beginning and containing 1.65 acres, or 71,747 square feet, more or less.

The Premises are shown as Tract 2 on survey dated September 28, 1988, last revised December 18, 1990, prepared by David Bundren, Tennessee R.L.S. No. 1517, Campbell Surveying Co., Inc., 2424 21st Avenue South, Nashville, Tennessee 37217, incorporated herein by reference.

BEING the same property conveyed to B.R. Chapman by Deed from CSX Transportation, Inc., a Virginia corporation, of record in Instrument No. 20030303-0027409, and re-conveyed by Billie R. Chapman, also known as B.R. Chapman, to Billie R. Chapman and wife, Barbara I, Chapman, as tenants by the entirety, by deed of record as Instrument No. 20030304-0028099, Register's Office for Davidson County, Tennessee.