This document prepared by (and after recording return to):	
Name:	Mark A. James and Tammy J. James
Address:	2911 Morgan Road
City, State, Zip:	Joelton, TN., 37080
Phone:	615-876-7632

Davidson County DEEDQC
Recvd: 04/15/05 12:20 2 pgs
Fees:12.00 Taxes:0.00

20050415-0042182

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ -0- SUBSCRIBED AND SWORN TO BEFORE ME, THIS, THE 5th DAY OF April 20 04

Wanda Starry Bogle
Notary Public

MY COMMISSION EXPIRES: Jan. 26, 2008

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a conveyance of which is hereby acknowledged, **William E. Satterfield and Barbara A. Satterfield,** husband and wife, hereinafter referred to as "Grantors", do hereby demise, release and forever quitclaim and convey unto **Mark A. James and Tammy J. James,** husband and wife, as joint tenants with rights of survivorship, hereinafter "Grantees", the following lands and property, together with all improvements located thereon, lying in the ~~County of Davidson~~, State of Tennessee, to-wit:

Located in the 14th Civil District of Davidson County, Tennessee, and described as follows:

Beginning at a point in the centerline of Morgan Road, said point being S-87°-30'-E 170' from William E. Satterfield's most north west corner of which this property is a part, and runs thence S-87°-30'-E 50' with Morgan Road 336.75' in all to an iron pin in the west boundry line of Anderson Lands, thence with the said line S-2°-30'-W 648' to an iron pin, thence leaving Anderson line with Satterfield N-87°-30' -W 336.75' to an iron pin, thence with same N-2°-30'-E 648' to the point of beginning. Containing 5.0 acres more or less, according to a survey of Joe B. Turnbow, Surveyor, Tennessee License No. 67, Hohenwald, Tennessee 38462, dated November 11, 1991.

Being the same property conveyed to William E. Satterfield and wife, Barbara A. Satterfield, by deed from Harold E. Collins, Trustee, of record in Book 8627, Page 893, Register's Office of Davidson County, Tennessee.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

The source of title in Grantor(s) is by quitclaim deed recorded in the office of the Register of Deeds in Book **8627**, at page **893**, Map **15**, Parcel. **261** of **Davidson County, Tennessee.**

TO HAVE AND TO HOLD to the said Grantees as joint tenants, with right of survivorship, their heirs, personal representatives, executors and assigns forever: it being the intention of the parties to this

conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one Grantee herein survives the other, the entire interest in fee simple shall pass to the surviving Grantee, and if one does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

Grantor
William E. Satterfield

Grantor
Barbara A. Satterfield

STATE OF Tennessee

COUNTY OF Davidson

On this 5th day of August, 20 04, before me personally appeared William & Barbara Satterfield to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Notary Public

Printed Name: Wanda Sterry Boyte

Commission Expires:
Jan. 26, 2008

Grantor(s) Name, Address, phone:		**New Owner(s)/Grantee(s) Name, Address, phone:**
William E. Satterfield Barbara A. Satterfield 2915 Morgan Rd Joelton, TN., 37080 615-876-9674		Mark A. James Tammy J. James 2911 Morgan Rd Joelton, TN., 37080 615-876-7632 **SEND TAX STATEMENTS TO GRANTEE**