BILL GARRETT, Davidson County
Trans:T20120000758 DEEDQC
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Fees:17.00 Taxes:0.00
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THIS DOCUMENT PREPARED BY JEFFREY MOBLEY Howard & Mobley, PLLC 2319 Crestmoor Road Nashville, Tennessee 37215 (615) 627-4444	STATE OF TENNESSEE COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE--. Peggy C. Dughman, Trustee, Affiant Subscribed and sworn to before me this 29th day of December, 2011. Notary Public My Commission Expires: MY COMMISSION EXPIRES: March 3, 2015

Address of new owners:	Send Tax Bills to:	Map-Parcel Numbers
Joseph K. Dughman & Peggy C. Dughman, Trustees 404 Leake Avenue Nashville, Tennessee 37205	SAME	Map 130 02 0 Parcel 91.00

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Joseph K. Dughman and Peggy C. Dughman, hereinafter called the Grantors, for the purpose of transferring the Grantors' entire ownership interest in the subject real property to an inter-vivos trust established by the Grantors, hereby remise, release and quitclaim to **Joseph K. Dughman and Peggy C. Dughman, Trustees of The Joseph & Peggy Dughman Residence Trust, established by the Trust Agreement of Joseph K. Dughman and Peggy C. Dughman, dated December 29, 2011**, as amended from time to time, and to their successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, hereinafter called the Grantees, and the

Grantees' successors, heirs and assigns, all of the Grantors' right, title and interest in and to real property in the State of Tennessee more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

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

Peggy C. Dughman and Peggy K. Chaffin are one and the same person.

WITNESS our hands this 29th day of December, 2011.

Joseph K. Dughman

Peggy C. Dughman

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Joseph K. Dughman and Peggy C. Dughman, with whom I am personally acquainted, and who acknowledged that such persons executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29th day of December, 2011.

My Commission Expires: _____

JEFFREY J. MOBLEY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES:
March 3, 2015

Notary Public

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

Lot No. 2 on the Plan of Country Club Land Company's Subdivision, as of record in Book 3300, page 21, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Joseph K. Dughman and wife, Peggy C. Dughman, by deed from Geoffrey S. Hicks and wife, Pat P. Hicks, of record in Book 7008, page 604, Register's Office for Davidson County, Tennessee.

This is improved property known as 404 Leake Avenue, Nashville, Tennessee 37205.