BOX 15

10025PG907

QUITCLAIM DEED

For and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration the receipt of which is hereby acknowledged, I, Robert Leon Kieffer, for the express purpose of making a conveyance to create a fee simple absolute, by these presents do hereby quitclaim and convey to Mark A. Ellmore, Jr., Trustee, all my right, title and interest in and to the following described tract of land to wit:

Land situated in the 31st Councilmanic District of Davidson County, Tennessee and being a portion of the Harold L. Kieffer, Sr. 19.2 acre tract as evidenced in Deed Book 5833, page 274 and being more particularly described according to a survey dated May 13, 1995 by Robert J. Morris, R.L.S. No. 748 as follows;
BEGINNING at an iron pin set at the base of an 8 inch diameter Hackberry Tree and in the right of way of Cane Ridge Road and in the northwest corner of Harold L. Kieffer, Sr. 19.2 acre tract and the southwest corner of the James R. Kieffer 33.53 acre tract, said P.O.B. lies 3762 feet south of Old Franklin Road;
THENCE North 81 degrees 33 minutes 00 seconds East for a distance of 685.29 feet and running with the line of James R. Kieffer to an iron pin set;
THENCE South 02 degrees 00 minutes 17 seconds East for a distance of 239.50 feet to an iron pin set;
THENCE South 65 degrees 17 minutes 56 seconds West for a distance of 620.62 feet to an iron pin set in the east right of way of Cane Ridge Road;
THENCE along a curve to the right having a radius of 461.00 feet and an arc length of 248.59 feet, being subtended by a chord of North 23 degrees 30 minutes 08 seconds West for a distance of 245.59 feet to an iron pin set on the easterly right of way of Cane Ridge Road;
THENCE North 08 degrees 03 minutes 15 seconds West for a distance of 174.51 feet with an east right of way of Cane Ridge Road to the point of beginning.
Together with and subject to covenants, easements, and restrictions of record.
Said property contains 5.006 acres more or less.

Being part of the same property conveyed to Harold L. Kieffer, Sr. and wife, Evelyn C. Kieffer by Warranty Deed from Harold L. Kieffer, Jr. and wife, Sandra Kay Kieffer, of record in Book 5833, page 274, Register's Office for Davidson County, Tennessee. The said Harold L. Kieffer, Sr. and Evelyn C. Kieffer having since died. Property passing to Robert Leon Kieffer by Will of record in Will Book N/A, page N/A, Register's Office for Davidson County, Tennessee. Docket No. 95P-1677, Probate Court for Davidson County, Tennessee. /*
Tina Kieffer, wife of Robert Leon Kieffer, joins in this conveyance to convey all right, title and interest she may have in the above referenced property, including but not limited to marital rights.

The foregoing property is subject to easements described in Book 4424, page 565 and Book 5078, page 742, Register's Office for Davidson County, Tennessee.

This instrument was prepared from information furnished by the parties.

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

And now, I, the said Mark A. Ellmore, Jr., Trustee, for the express purpose of carrying out the intent of this conveyance, as set out above, do hereby quitclaim and convey all my right, title and interest to Robert Leon Kieffer and wife, Tina Kieffer, 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 set forth above.

* And being the same property conveyed to Robert Leon Kieffer by Quitclaim Deeds of record in Book 10004, page 158, Book 10004, page 162, Book 10004, page 166 and Book 10004, page 170, Register's Office for Davidson County, Tennessee.

BOX 15

BOOK 10025 PG 908

IN WITNESS WHEREOF we have hereunto set our hands on this the 29 day of December, 1995.

Robert Leon Kieffer
ROBERT LEON KIEFFER

Mark A. Ellmore Jr. Trustee
MARK A. ELLMORE, JR., TRUSTEE

Tina Kieffer
TINA KIEFFER

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 Robert Leon Kieffer and wife, Tina Kieffer, 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 at Nashville, Tennessee this 29 day of December, 1995

My Commission Expires MAR. 27, 1999
My commission expires:

Notary Public

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 Mark A. Ellmore, Jr., with whom I am acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this the 4th day of January, 1996

11-30-96
My commission expires:

Notary Public

AFFIDAVIT

I do hereby certify that the actual, true, and correct consideration or value, whichever is greater, for this transfer is $ -0-, which is paid for the property herein conveyed.

Affiant

BOX 15

BOOK 10025 PG 909

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 [illegible], the bargainor with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this the 4th day of [illegible], 19[illegible].

[illegible]
My commission expires:

[illegible]
Notary Public

NOTARY PUBLIC STATE OF TENNESSEE

ADDRESS OF NEW OWNERS	SEND TAX BILLS TO	MAP/PARCEL
Robert Leon Kieffer 5738 Cane Ridge Road Antioch, TN 37013	PNC Mortgage Corp. of America 440 North Fairway Drive Vernon Hills, IL 60061	Part of 174 p/o 35

This Instrument Prepared By: Mark A. Ellmore, Jr., Attorney, 388 Harding Place, Suite C, Nashville, Tennessee 37211

0174648
IDENTIF. # REFERENCE

96 APR 24 PM 3:51

3871 04/24 0101 01CASH 12.00