This instrument was prepared by:

Smith, Hirsch, Blackshear & Harris, PLC
One Vantage Way, Suite B-105
Nashville, Tennessee 37228
(615) 242-5003

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater is $92,000.00.

Steven Seibert
Affiant

Subscribed and Sworn to before me, this 15th day of February, 2003.

Notary Public

My Commission Expires: 01-29-05

MAP-PARCEL# 093-11-0-A 122 CO

Davidson County DEEDQC
Recvd: 02/18/03 15:06 3pgs
Fees:23.00 Taxes:340.40
20030218-0020985

The Name and Address of the new owners are:

Steven Seibert, et al
122 Academy Square
Nashville, Tennessee 37210

MAIL TAX BILLS TO:

Joe Seibert
5109 Woodland Hills Drive
Nashville, Tennessee 37210

QUITCLAIM DEED

THAT FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), Cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, and for the express purpose of a conveyance to the named Trustee for a re-conveyance of the herein described property back to Joe Seibert and wife, Lucille C. Seibert and Steven Seibert, unmarried, to create a joint tenancy with the right of survivorship, we, Joe Seibert and wife, Lucille C. Seibert and Ronald E. Seibert (unmarried), do hereby bargain, sell, and by these presents do hereby grant, transfer and convey unto Carolyn Piphus, Trustee, and not otherwise, all of our rights, title and interest in a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto lying and being in Davidson County, Tennessee and more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No.122, on the Plan of Academy Square of record in Book 5200, page 614, said Register's Office, to which plan reference is hereby made for a more complete and accurate legal description of said lot.

Being the same property conveyed to Joe Seibert and wife, Lucille C. Seibert and Ronald E. Seibert, unmarried by quitclaim deed of record in Book 8958, page 317, said Register's Office.

This conveyance is subject to the following:

Matters shown on the Plan of record in Book 5200, page 614;

Easement of record in Book 6222, page 873; and

Declarations of Covenants, Conditions, Liens, Easements, and Restrictions, including, but not limited to easements, assessments, special assessments, charges and liens, contained in an instrument of record in Book 6117, page 681, amended in Book 6222, page 873, said Register's Office.

This is improved property known as 122 Academy Square, Nashville, Tennessee 37210.

Now, therefore, I, Carolyn Piphus, Trustee and not otherwise, and for the express purpose as set forth hereinabove, do hereby bargain, sell and by these presents do hereby quitclaim, transfer and convey unto Joe Seibert and wife, Lucille C. Seibert and Steven Seibert, unmarried, as joint tenants with the right of survivorship, their heirs, successors and assigns, to have and to hold the said tract or parcel of land, with the appurtenants, estate, title and interest thereto belonging to the said Carolyn Piphus, Trustee and not otherwise or further, forever.

Witness our hands at office on this 15th day of February, 2003.

Joe Seibert

Lucille C. Seibert

Ronald E. Seibert

Carolyn Piphus, 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 **Joe Seibert and wife Lucille C. Seibert** the bargainors with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) to be the persons who executed the forgoing document and who upon oath, acknowledged that they executed the foregoing document for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 15th day of February, 2003.

Notary Public

My Commission Expires: 01-29-05

NOTARY PUBLIC AT LARGE

STATE OF Georgia)
COUNTY OF Cobb)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State the within named **Ronald E. Seibert,** the bargainor with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) to be the person who executed the forgoing document and who upon oath, acknowledged that they executed the foregoing document for the purposes therein contained.

Witness my hand and seal, at office in Powder Spgs, Ga this 10th day of February, 2003.

Alichea D Burtram
Notary Public

ALICHEA D. BURTRAM
NOTARY PUBLIC, STATE OF GEORGIA
QUALIFIED IN COBB COUNTY
COMMISSION EXPIRES JULY 20, 2004

My Commission Expires: _____

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 **Carolyn Piphus,** Trustee with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) to be the person who executed the forgoing document and who upon oath, acknowledged that she executed the foregoing document for the purposes therein contained.

Witness my hand and seal, at office in Nashville, Tennessee, this 15th day of February, 2003.

Notary Public

My Commission Expires: 01-29-05

NOTARY PUBLIC AT LARGE