**THIS INSTRUMENT PREPARED BY:**
Forsythe Title and Escrow
113 Shivel Drive
Hendersonville, Tennessee 37075
**FILE 16628B**

**MAP. GROUP. PARCEL.**
53-3/224

Davidson County DEEDQC
Recvd: 11/29/04 10:18 2pgs
Fees:12.00 Taxes:0.00
20041129-0141287

**NEW OWNERS:**
JEFFREY L. KIRKLAND AND
BETTY KIRKLAND GULLEDGE
1300 RIVERSIDE DRIVE
HENDERSONVILLE, TENNESSEE 37075

**SEND TAX BILLS TO:**
New Owners

# QUITCLAIM DEED

**THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS PERFORMED AND NO WARRANTIES ARE MADE BY THE DRAFTER. NO LEGAL OR TAX ADVICE HAS BEEN PROVIDED BY THE DRAFTER.**

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, JEFFREY L. KIRKLAND, by this instrument **QUITCLAIMS** all of the interest of Grantor in the hereinafter described property unto JEFFREY L. KIRKLAND, AN UNMARRIED MAN, AND BETTY KIRKLAND GULLEDGE, AN UNMARRIED WOMAN, AS TENANTS IN COMMON WITH RIGHT OF SURVIVORSHIP, their heirs and assigns forever, the property described as follows:

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

TRACT I:

LAND in Davidson County, Tennessee, being Lot No. 135 of Section "B", on the Plan of Village of Old Hickory, as of record in Plat Book 1424, Page 67, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

TRACT II:

LAND in Davidson County, Tennessee, being part of Lot No. 134 of Section "B", on the Plan of Village of Old Hickory, as of record in Plat Book 1424, Page 67, Register's Office for Davidson County, Tennessee, being further described as follows:

Beginning on the west margin of Riverside Road at the corner of Lot Nos. 134 and 135; thence with the line between said lots, 59.5 feet to a point in the rear line of Lot 138; thence North along the line of Lots 134 and 138, 18.7 feet to a point; thence easterly 54 feet to the west margin of Riverside Road; thence South along the road, 11 feet to the point of beginning.

The subject property is improved property commonly known as 1300 Riverside Drive, Old Hickory, TN 37138.

Being the property conveyed to Jeffrey L. Kirkland, an unmarried man, and Timothy Robert Coleman, an unmarried man, as tenants in common with right of survivorship by Deed of record in Instrument No. 20030825-0122782, Register's Office for Davidson County, Tennessee. Timothy Robert Coleman died on March 27, 2004.

JEFFREY L. KIRKLAND

**STATE OF TENNESSEE**
**COUNTY OF SUMNER**

Before me, the undersigned, a Notary Public in and for State and County aforesaid, personally appeared the within named, JEFFREY L. KIRKLAND, the bargainor with whom I am personally acquainted, and acknowledged that the foregoing document was executed for the purposes therein contained.

Witness my hand and official seal at Hendersonville, Tennessee, this the 23rd day of November, 2004.

Brenda Shelby
Notary Public
My Commission Expires:_____

BRENDA SHELBY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

**STATE OF TENNESSEE**
**COUNTY OF SUMNER**

The actual consideration for this transfer is none.

AFFIANT

Sworn to and subscribed before me, this 23rd day of November, 2004.

Brenda Shelby
Notary Public
My Commission Expires:_____

BRENDA SHELBY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.