Davidson County DEEDQC
Recvd: 05/12/06 13:56 4 pgs
Fees:22.00 Taxes:0.00
20060512-0056140

QUIT CLAIM DEED

THIS INSTRUMENT PREPARED BY:
FISERV LENDING SOLUTIONS
707 GRANT ST.
PITTSBURGH, PA 15219

PROPERTY OWNER AND ADDRESS
SEND TAX BILLS TO:
ERNEST KELLY AND
SHERRY JOANN KELLY
349 JANETTE AVE.
GOODLETTSVILLE, TN 37072-2612

20-02485528-R
05/10/2006 13:25
090020146

Record And Return Mortgage To:
GENERAL AMERICAN CORPORATION
707 GRANT STREET
SUITE 400
PITTSBURGH PA, 15219

MAP PARCEL NUMBERS: # TAX ID# 03308014900

THIS INDENTURE, made and entered into this 27th day of April, 2006, by and between **ERNEST G. KELLY, HUSBAND**, party of the first part, herein known as Grantor, whose address is: 349 Janette Ave., Goodlettsville, TN 37072-2612 and

ERNEST G. KELLY AND SHERRY JOANN KELLY, HUSBAND AND WIFE, party of the second part,herein known as Grantees, 349 Janette Ave., Goodlettsville, TN 37072-2612

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in County of Davidson, State of Tennessee:

LEGAL DESCRIPTION:
A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 291 ON THE PLAN OF GATEWOOD, SECTION III, A PLAT OF WHICH IS OF RECORD IN PLAT BOOK 4175, PAGE 49, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 291 FRONTS 70 FEET ON THE EASTERLY SIDE OF JANETTE AVENUE AND EXTENDS BACK 307.4 FEET ON THE NORTHERLY LINE AND 198.0 FEET ON THE SOUTHERLY LINE TO A DEAD LINE, WHICH IS A BROKEN LINE, MEASURING 175.36 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO ERNEST G. KELLY, HUSBAND BY DEED FROM SHERRY JOANN KELLY, WIFE RECORDED 02/21/2001 IN DEED BOOK PAGE , IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.
TAX ID# 03308014900

And the said party of the first part does hereby covenant with the said party of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.
The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Ernest G. Kelly

ERNEST G. KELLY

* *

STATE OF TENNESSEE, COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared ERNEST G. KELLY, to me known to be the person/persons described in and who executed the foregoing instrument, and acknowledged that he/she/they executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this 27 day of April, 2006.

My commission expires 9/24/09

Notary Public

Ann Stathos Donnell — State of Tennessee Notary Public — Davidson County

I/We hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is One Dollar ($1.00), which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant ERNEST G. KELLY

Subscribed and sworn to before me this 27 day of April, 2006.

Notary Public

My commission expires 9/24/09

Ann Stathos Donnell — State of Tennessee Notary Public — Davidson County

PROPERTY ADDRESS:
349 Janette Ave.
Goodlettsville, TN 37072-2612

Affidavit of Consideration

I, hereby sear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 0.00 .

Paula J. Nester, Title Agent
Fiserv Lending Solutions
707 Grant St. Suite 300
Pittsburgh, PA 15219
(800) 242-1664 Ext. 2237

State of Pennsylvania
County of Allegheny

Subscribed and sworn before me this 10th day of May, 2006

Notary Public

My Commission Expires: 11/27/08

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Deborah E. Radu, Notary Public
City Of McKeesport, Allegheny County
My Commission Expires Nov. 27, 2008
Member, Pennsylvania Association Of Notaries

20-02485528-R (T)
05/10/2006 13:36

ROBERTS\JONATHAN K
7252 HIGHWAY 70 S UNIT 1602
NASHVILLE TN, 37221-2852