Davidson County DEEDQC
Recvd: 02/20/08 13:07 2 pgs
Fees:12.00 Taxes:0.00
20080220-0016635

**THIS INSTRUMENT PREPARED BY:**
**PERRONE & YOUNG, ATTYS.**
**109 Westpark Drive, Suite 330**
**Brentwood, TN 37027**

| **New Owner:** | **Send Tax Bills To:** | **Map and Parcel #** |
|---|---|---|
| **Daniel A. Serafini**<br>**4610 Elkins Avenue**<br>**Nashville, TN 37209** | **Map & Parcel** | **Map 91-16**<br>**Parcel 53.00** |

## QUITCLAIM DEED

FOR AND IN CONSIDERATION of ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged **Angelo Serafini, a married man** by these presents does hereby quitclaim and convey unto **Daniel A. Serafini, unmarried and Karen M. Owen, unmarried as tenants in common with right of survivorship** their heirs and assigns, all their right, title and interest in and to the following described tract of land:

LAND in Davidson County, Tennessee being the westerly 55' of Lot No. 511, Block "B" on the Plan of Charlotte Park Company's First Addition, of record in Plat Book 57, Page 103, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Daniel A. Serafini, unmarried and Karen M. Owen, unmarried, all as tenants in common with a right of survivorship, with Angelo Serafini, a married person by deed from Gayle M. Brinker of record in Instrument #20070801-0091325, Register's Office for Davidson County, Tennessee.

This improved property known as: 4610 Elkins Avenue, Nashville, TN 37209.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

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

This conveyance is done for the sole purpose of creating a tenancy by the entirety in accordance with T.C.A. 66-1-109.

Witness my hand this 1st day of February, 2008.

Angelo Serafini
ANGELO SERAFINI

**STATE OF** Tennessee
**COUNTY OF** Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ANGELO SERAFINI, married, the bargainor(s) with whom I am personally 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 Brentwood, Tn on this 1st day of February, 2008.

Robin S Edwards
**Notary Public**

ROBIN S. EDWARDS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

**My Commission Expires:** 2/26/2011

***STATE OF*** Tennessee ***COUNTY OF*** Williamson

The actual consideration for this transfer of property is ***$ -0-*** and no other monetary consideration.

Cindy Mc
**Affiant**

Sworn to and subscribed before me this 1st day of February, 2008.

Robin S Edwards
NOTARY PUBLIC

My commission expires: 2/26/2011

ROBIN S. EDWARDS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY