This Instrument Was Prepared By:
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49 Music Square West, Suite 600
Nashville, Tennessee 37203

Davidson County DEEDQC
Recvd: 02/24/09 08:19 3 pgs
Fees:17.00 Taxes:0.00
20090224-0015903

QUITCLAIM DEED

ADDRESS OF NEW OWNERS	SEND TAX BILLS TO	MAP / PARCEL NO.
Jeffrey C. Seifert and Pamela Seifert 974 Emilee Point Gallatin, TN 37066	Same	026 00 0 065.00

For love and affection and no monetary consideration, the receipt and sufficiency of which is hereby acknowledged, **JEFFREY C. SEIFERT** and wife, **PAMELA A. SEIFERT,** (collectively, the "Grantors"), for the purpose of destroying the tenancy by the entirety that now exists between the Grantors, by these presents do quitclaim and convey unto each of **JEFFREY C. SEIFERT** and **PAMELA A. SEIFERT** (collectively, the "Grantees"), their respective heirs and assigns, a Fifty percent (50%) undivided interest, each to hold such interest as his or her sole and individual property as a tenant in common with the other Grantee herein, in and to certain tracts or parcels of land located in Davidson County, Tennessee, described as follows, to wit:

Parcel One:
BEGINNING at the northeast corner of Lot No. 1 of the subdivision of Bill Crook's Subdivision, the same being a corner of the same property conveyed to McMahan Chevrolet Co. by deed from Corley, of record in Book 5206, Page 467, said Register's Office; thence with the north line of Bill Crook's Subdivision South 83 degrees 31' West 100 feet to the northwest corner of said Subdivision, thence leaving said subdivision North 6 degrees 29' West 48 feet to a point; thence North 83 degrees 31' East 100 feet to a point; thence South 6 degrees 29' West 48 feet to a point; thence North 83 degrees 31' East 100 feet to the point of beginning, containing 4800 square feet more or less.

Parcel Two:
Land in the 10th Civil District of Davidson County, Tennessee, described according to two surveys made by William Collier Parrish Associates, Civil Engineers, August 16, 1962, and September 7, 1962, as follows:

BEGINNING at a point in the northerly margin of Gallatin Road, being U.S. Highway 31-E, same being the southwesterly corner of the property conveyed to State-Wide Enterprises, Inc., by deed of record in Deed Book 4314, Page 399, Register's Office for Davidson County, Tennessee; thence with said margin South 83 degrees 31' West 100 feet to a point; thence leaving said margin North 6 degrees 39' West 252 feet to a point; thence North 83 degrees 31' East 100 feet to a point in the westerly line of the property conveyed to State-Wide Enterprises,

Inc., thence with said line South 6 degrees, 29' East 252 feet to the point of beginning. (Said property also being lot No. 1 on the plan of Bill Crook Subdivision as of record in Book 4715, Page 33, said Register's office for Davidson County, Tennessee.

Being the same property conveyed to Jeffrey C. Seifert and Pamela A. Seifert, by deed from Land & Sea, LLC, of record at Instrument Number 20041221-0151557, Register's Office for Sumner County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions of record.

The legal descriptions contained herein are the same as that contained in the previous deeds of record.

unimproved ( )
This is improved(X) property, known as 2416 (House Number) Gallatin Road (Street) (P.O. Address) Madison, TN (City or Town) 37115 (Postal Zip)

IN TESTIMONY WHEREOF, this instrument has been executed by the Grantors this the 19th day of February, 2009.

Jeffrey C. Seifert

Pamela A. Seifert

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared **Jeffrey C. Seifert,** to me known to be the person described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged that the foregoing instrument was executed by him for the purposes therein contained.

Witness my hand and seal at office in the aforesaid state and county this 19th day of February, 2009.

GAIL SMITH BRADFORD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires JAN. 7, 2013

Notary Public

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared **Pamela A. Seifert,** to me known to be the person described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged that the foregoing instrument was executed by her for the purposes therein contained.

Witness my hand and seal at office in the aforesaid state and county this 19th day of February, 2009.

Notary Public

My Commission Expires: _____

GAIL SMITH BRADFORD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transaction is $ -0-.

Affiant

Subscribed and sworn to before me,
this the 19th day of February, 2009.

Notary Public

My Commission Expires: _____

GAIL SMITH BRADFORD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 7, 2013

NOTE TO REGISTER'S OFFICE: This conveyance destroying a tenancy by the entirety is exempt from the payment of the privilege tax under T.C.A. § 67-4-409 (A)(3)(A).