2

This instrument prepared by:
Lee & Lee Attorneys at Law, P.C.
109 East Gay Street
Lebanon, Tennessee 37087

Send Tax Bill to:
Jeffrey W. Maddison
16562 SE 77th Northridge Ct.
The Villages, FL 32162

DAVIDSON COUNTY
Map: 76
Group: 1
Parcel: 73.00

WILSON COUNTY
Map: 76H
Group: D
Parcel: 28.00

Davidson County DEEDQC
Recvd: 08/06/14 10:03 3 pgs
Fees:17.00 Taxes:0.00
20140806-0070561

IMPORTANT:
This instrument was prepared from information supplied by the parties without counsel or advice as to legal consequences, tax related matters or any matter related to Medicaid or TennCare benefits. No title examination or settlement has been performed and Lee and Lee Attorneys at Law, P.C. shall not be responsible for any matter that could have been resolved by a title examination, settlement, legal and/or tax related counsel.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, *reserving unto myself an estate for life so long as I may live*, I, **Jeffrey W. Maddison**, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Jason Maddison**, hereinafter called the Grantee, his heirs and assigns, *subject however to the estate for life, hereby expressly reserved*, all right, title and interest in and to the following described property to-wit:

TRACT I (Davidson County)

The following described property in Davidson County, Tennessee:

Being Lot No. 576 on the Plan of Tulip Grove Subdivision, Section 10, of record in Plat Book 5800, Page 199, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Jeff W. Maddison by deed from Marjorie Maddison dated February 10, 2010 and of record as Instrument No. 20100216-0011725, Register's Office for Davidson County, Tennessee.

This is improved property known as 544-546 Tulip Grove Road, Hermitage, TN 37076.

TRACT II (Wilson County)

Land in Wilson County, Tennessee, being Lot No. 106 on the plan of Phase Four, Section Four, Chandler Pointe, of record in Plat Book 24, Page 305, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jeffrey W. Maddison by deed from Marjorie A. Maddison and Jason W. Maddison dated May 17, 2010 and of record in Book 1399, page 1405, Register's Office for Wilson County, Tennessee.

This is improved property known as 2263 Monthemer Cove Drive, Mt. Juliet, TN 37122.

Jeffrey W. Maddison, Jeff W. Maddison and Jeffrey Maddison are on and the same person.

This instrument and the interest hereby released and quitclaimed are subject to the life estate herein reserved, such taxes, restrictions, easements, ordinances, limitations and encumbrances as may affect the premises.

WITNESS my hand this the 4th day of August 2014.

Jeffrey W. Maddison

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public for and in said state and county, the within named bargainor, **Jeffrey W. Maddison**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that such person executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this the 4th day of August 2014.

J.C. ROSS NOTARY PUBLIC STATE OF TENNESSEE

NOTARY PUBLIC
My commission expires: 3.17.16

STATE OF TENNESSEE
COUNTY OF WILSON

The actual value or consideration, whichever is greater, for this transfer is $ -0-.

AFFIANT

Subscribed and sworn to before me this 4th day of August 2014.

NOTARY PUBLIC
My Commission Expires: 3.17.16

J.C. ROSS NOTARY PUBLIC STATE OF TENNESSEE

ELECTRONIC DOCUMENT CERTIFICATION

I, John M. Lee, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

John M. Lee, Attorney

State of Tennessee
County of Wilson

Personally appeared before me, J. C. Ross, a notary public for this county and state, John M. Lee, who acknowledges that this certification of an electronic document is true and correct and whose signatures I have witnessed.

Notary Public

J.C. ROSS NOTARY PUBLIC STATE OF TENNESSEE

MY COMMISSION EXPIRES: 3.17.16