ADDRESS NEW OWNER AS FOLLOWS:
MATTHEW R. PFEIFFER, et ux
2308 10th Ave. So.
Nashville, TN 37204

Map: 105 -13 Parcel: 379.00

SEND TAX BILLS TO:
Finworth Mortgage, LLC
2106 Crestmoor Road
Nashville, TN 37204

This Instrument Prepared By:
Ronald H. Bice, Jr., Attorney
4515 Harding Road, Suite 103
Nashville, TN 37205

BILL GARRETT, Davidson County
Trans:T20160009960 DEEDQC
Recvd: 02/05/16 09:34 2 pgs
Fees:12.00 Taxes:0.00
20160205-0011282

CONVEYANCE IS EXEMPT FROM TRANSFER TAX UNDER T.C.A. SECTION 67-4-409(a)(3)(A)

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF Ten ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, and for the express purpose of creating a tenancy by the entireties, MATTHEW R. PFEIFFER, a married person, by theses presents does hereby remise, release and quitclaim unto MATTHEW R. PFEIFFER and wife, WHITNEY WEST PFEIFFER, their heirs and assigns, all of his right, title and interest in and to a certain tract or parcel of land situated in Davidson County, Tennessee, more particularly described as follows; to wit:

Land in Davidson County, Tennessee, being part of an unnumbered lot marked "Jacob Schmodt" on the plan of the W. L. B. Lawrence property, of record in Book 21, Page148, Register's Office for said County, and also shown on the plan of Jacob Schmidt Heirs' Land, of record in Book 547, Page 120, said Register's Office and described as follows:

Beginning at a point on the Easterly margin of 10th Avenue, South as widened, 150 feet North of the Northeast corner of said Avenue and Caruthers Avenue, being the Northwest corner of the property conveyed to Annie Shaw Bennett by deed from Prudential Insurance Company of America, of record in Book 998, Page 290, said Register's Office;

thence along Bennett's Northerly line, Easterly 136 feet, more or less, to a point;

thence Northerly 50 feet to a point;

thence Westerly and parallel to the first line, 136 feet, more or less, to the Easterly margin of 10th Avenue South;

thence with the margin of the same Southerly 50 feet to the point of beginning.

Being the same property conveyed to Matthew R. Pfeiffer by warranty deed from William Smallman, recorded as Instrument No. 20140502-0037151, in the Register's Office of Davidson County, Tennessee.

The legal description is the same as used in the last deed of record

This is improved property known as 2308 10th Avenue South, Nashville, TN 37204.

It is the express intention of Matthew R. Pfeiffer to create a tenancy by the entireties in himself and his wife, Whitney West Pfeiffer, in and to the entire interest previously held by him in the above described real property in accordance with the provisions of T.C.A. Section 66-1-109.

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

THIS description is prepared from information furnished to the preparer without the benefit of a title examination; and no representation as to the accuracy thereof is made, intended or to be implied. The preparer of this instrument makes no representation as to the status of the title of the property described and conveyed herein.

IN WITNESS WHEREOF I have hereunto set my hand on this 15th day of JANUARY 2016.

Matthew R Pfeiffer

MATTHEW R. PFEIFFER

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MATTHEW R. PFEIFFER, the bargainor 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 NASHVILLE, Tennessee, this 15th day of JANUARY, 2016.

Ronald H Bice Jr

NOTARY PUBLIC

My commission expires: 11-06-17

RONALD H. BICE, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN