THIS INSTRUMENT WAS PREPARED BY and
PLEASE RETURN TO:
W. AARON FORTNER, ATTORNEY AT LAW
c/o 12 Cadillac Drive, Ste. 450
Brentwood, Tennessee 37027

BILL GARRETT, Davidson County
Trans:T20130023416 DEEDQC
Recvd: 03/22/13 08:27 1 pgs
Fees:12.00 Taxes:0.00
20130322-0028300

[PREPARER's DISCLAIMER: The service provided is limited to the preparation of this instrument in recordable form only. No title examination or other inspection was requested by the parties or performed by the preparer of this instrument. No guarantee or opinion regarding the state of title to the subject property or otherwise is given by the preparer of this instrument to the parties. Further, no legal advice has been requested or provided regarding the legal significance or ramifications regarding the use of this instrument.]

QUITCLAIM DEED

(To create a Tenancy by The Entireties)

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Denise Roberts and Raymond Roberts 1141 Greenfield Avenue Nashville, TN 37216	Same as Owners	072-03-0-190.00

For and in consideration of the sum of no Dollars and no Cents, cash in hand paid by the hereinafter named Grantee, and for other good and valuable consideration, the receipt of which is hereby acknowledged, and pursuant to the provisions of Tenn. Code Ann §66-1-109, with the intent and for the purpose of creating in the Grantor and Grantee a Tenancy by the Entireties in and to the entire interest in the property previously held by the Grantor alone, I, **DENISE ROBERTS**, hereinafter called the Grantor, do hereby Quitclaim and convey unto **RAYMOND ROBERTS**, hereinafter called the Grantee, my husband, his heirs and assigns, such right, title, and interest as will now create in Grantor and Grantee a Tenancy by the Entireties in and to the following described Real Property in **Davidson** County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 118, Inglewood Place, as shown on plat of record in Plat Book 332, page 101 in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Denise Roberts by Warranty Deed from William K. Duffey and Catherine J. Sanford, husband and wife, dated August 15, 2011, and recorded on August 18, 2011, at Instrument No. 20110818-0064070, Davidson County Register of Deeds; and being then further conveyed by Denise Roberts and husband, Raymond G. Roberts [an unnecessary party to the instrument], to Denise Roberts and William B. Cobb, Jr., as Joint Tenants with Right of Survivorship, by Quitclaim Deed dated April 30, 2012, and recorded on May 1, 2012, at Instrument No. 20120501-0037215, said Register's Office. William B. Cobb, Jr. is now deceased, thereby fully vesting Denise Roberts in the property as the surviving Joint Tenant.

This is improved property known as **1141 Greenfield Avenue, Nashville, Tennessee 37216**.

Witness my hand this 12 day of March, 2013:

Denise Roberts
DENISE ROBERTS

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 **DENISE ROBERTS**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person executed the within instrument for the purposes therein contained. Witness my hand and official seal, this 12 day of March, 2013:

Notary Public

W. AARON FORTNER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 6.3.14

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Raymond Roberts
Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 12 DAY OF March, 2013:

Notary Public

W. AARON FORTNER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 6.3.14