BILL GARRETT, Davidson County
Trans:T20130101056 DEEDQC
Recvd: 12/02/13 14:12 3 pgs
Fees:17.00 Taxes:0.00
20131202-0122476

INSTRUMENT PREPARED BY:
G. Philip Anderson
Attorney at Law
155 Franklin Road
Suite 120
Brentwood, TN 37027
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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration for this transfer is NONE.

Affiant

Sworn to and subscribed before me this 2 day of December, 2013.

Notary Public

SALLY ELPERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires:
3-8-16

QUITCLAIM DEED TO CREATE
TENANCY BY ENTIRETY

Address New Owners As Follows:	Send Tax Bills To:	Map & Parcel No.
Phil V. McCandless and Florine P. McCandless 6205 Tuckaleechee Lane Antioch, TN 37013	Same	Map 181-03-0-A Parcel 50.00

For and in consideration of the sum of Ten Dollars and 00/100 ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, **FLORINE P. McCANDLESS** (Grantor) hereby quitclaims unto **PHIL V. McCANDLESS and wife, FLORINE**

McCANDLESS (Grantees) their heirs and assigns, such of my right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, as will create an estate by the entirety in and to said tract or parcel of land, which is described as follows:

> LAND in Davidson County, Tennessee, being lot 50 on the Plan of Section Two, Indian Creek Estates, of record in Book 9700, page 558 and 559, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.
>
> BEING the same property conveyed to Florine P. McCandless by Deed from NVR, Inc. of record at Instrument Number 20011005-0108799, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

a. Taxes for the year 2013, a lien which is not yet due and payable.

b. All matters of record in Book 9700, pages 558 and 559, Register's Office for Davidson County, Tennessee.

c. Restrictive covenants of record in Book 10752, page 553, and in Book 11491, page 587, and Book 11708, page 575, and in Instrument No. 200007270074152, Register's Office for Davidson County, Tennessee.

d. By-Laws of record in Book 11033, page 509, and in Instrument No. 200007270074153, Register's Office for Davidson County, Tennessee.

e. Easement for Family Cemetery of record in Book 6549, page 403, Register's Office for Davidson County, Tennessee.

f. Storm Water Detention Agreement of record in Book 10729, page 380, Register's Office for Davidson County, Tennessee.

g. Homeowners Association Charter of record in Book 11031, page 79, Register's Office for Davidson County, Tennessee.

h. Conveyance of Common area of record in Book 11033, page 519, Register's Office for Davidson County, Tennessee.

i. Greenbelt Application of record in Book 8955, page 509, Register's Office for Davidson County, Tennessee.

j. All matters on Pud Boundary Plat of record in Book 9700, page 391, Register's Office for Davidson County, Tennessee.

k. Rights of the public in and to a family cemetery located on subject property, with rights of ingress and egress thereto, easement of record in Book 6459, page 403, Register's Office for Davidson County, Tennessee.

This is improved property known as 6205 Tuckaleechee Lane, Antioch, Tennessee, 37013.

This conveyance is made for the express purpose of creating an estate by the entirety with a right of survivorship in and to the above-described property in the said Grantees, Phil V. McCandless and Florine P. McCandless so that the entire property, upon the death of either, will go to the other.

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

WITNESS my hand this 2 day of December, 2013.

Florine P. McCandless

FLORINE P. McCANDLESS

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 **FLORINE P. McCANDLESS,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand this 2 day of December, 2013.

Sally Elpers

Notary Public

SALLY ELPERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires:
3-8-16