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

BILL GARRETT, Davidson County
Trans:T20160008666 DEEDQC
Recvd: 02/02/16 08:27 2 pgs
Fees:12.00 Taxes:0.00
20160202-0009764

[PREPARER's DISCLAIMER: This instrument is prepared based on information provided by the parties named herein. 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#:
Mark R. Linger and Candice B. Linger 947 Cahal Avenue Nashville, Tennessee 37206	CMG Mortgage, Inc. 761 Old Hickory Blvd., Suite 400 Brentwood, TN 37027	072-13-0-050.00

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, **MARK R. LINGER**, hereinafter called the Grantor, do hereby Quitclaim and convey unto **CANDICE B. LINGER**, hereinafter called the Grantee, my wife, her 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. 24 on the Plan of Irvington, as of record in Book 843, Page 60, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Mark R. Linger, by Warranty Deed from Robert P. Franklin, unmarried, of record in Instrument No. 20061103-0137214, dated 10/31/2006, Register's Office for Davidson County, Tennessee.

This is improved property known as **947 Cahal Avenue, Nashville, Tennessee 37206**.

Witness my hand this 25 day of **January**, **2016**:

MARK R. LINGER

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 **MARK R. LINGER**, 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 25 day of January, 2016:

WARREN FORTNER
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF WILLIAMSON

Notary Public

My Commission Expires: 5/23/18

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Candice B. Linger
Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 25 DAY OF JANUARY, 2016:

Notary Public

My Commission Expires: 5/23/18

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