THIS DOCUMENT PREPARED BY:
HOMESTEAD TITLE & ESCROW, LLC
405 TWO MILE PIKE, SUITE F
GOODLETTSVILLE, TN 37072

MAP: 119060
PARCEL: 09600

NEW OWNER'S ADDRESS:
Jamandas L. & Tricia Moore
83 Lutie Street
Nashville, TN 37210

SEND TAX BILLS TO:
Farmington Mortgage
2002 Richard Jones Rd., Ste 300A
Nashville, TN 37215

QUITCLAIM DEED

FOR THE PURPOSE OF RECONVEYING TO
CORRECT & ESTABLISH TENANTS BY THE ENTIRETY

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to correct and establish proper tenancy as tenants by the entirety, I Jamandas L. Moore, **(Grantor),** by these presents do hereby quitclaim and convey all of my interest unto Tammy Mellons, Trustee, her successors and assigns the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being Lot No. 31 on the Plan of Sterling Subdivision as of record in Book 1424, Page 97, Register's Office for said County. Said Lot No. 31 fronts 60 feet on the Southerly side of Lutie Street and extends back between parallel lines 160 feet to a dead line.

Being the same property conveyed to Jamandas L. Moore, unmarried by Warranty Deed dated 3/26/99 from George Scott and wife, Donna J. Scott of record in Book 11407, Page 301, Register's Office for Davidson County, Tennessee.

This is (X) improved ( ) unimproved property known as: 83 Lutie Street, Nashville, TN 37210.

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

And now, I, the said Tammy Mellons, Trustee for the express purpose of carrying out the intent of this conveyance, as above set-out, do hereby quitclaim and convey all of my interest unto Jamandas L. Moore and Tricia Moore, husband and wife their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

BILL GARRETT, Davidson County
Trans:T20170003088 DEEDQC
Recvd: 01/12/17 08:59 2 pgs
Fees:12.00 Taxes:0.00
20170112-0003480

IN WITNESS WHEREOF we have hereunto set our hands on the 6th day of January, 2017.

Jamandas L. Moore

Tammy Mellons, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Karen B. Heavener, a Notary Public at Large, the within named Jamandas L. Moore, 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 an official seal this the 6th day of January, 2017.

Karen B. Heavener
Notary Public

My Commission Expires: 7/8/19

Karen B. Heavener
State of Tennessee Notary Public
Davidson County

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Karen B. Heavener, a Notary Public at Large, the within named Tammy Mellons, the Bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand an official seal this the 6th day of January, 2017.

Karen B. Heavener
Notary Public

My Commission Expires: 7/8/19

Karen B. Heavener
State of Tennessee Notary Public
Davidson County

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

Affiant

Sworn and subscribed before me this the 6th day of January, 2017.

Karen B. Heavener
Notary Public

My Commission Expires: 7/8/19

Karen B. Heavener
State of Tennessee Notary Public
Davidson County