Bill Garrett Davidson County
Batch# 37009 DEEDQC
12/14/2017 10:37:39 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20171214-0127492

Prepared by:
DLO TITLE, LLC
101 SE Parkway Court, Ste 220
Franklin, TN 37064
from information provided by the parties
without the benefit of a title examination.
The preparer makes no warranties
as to the status of the title.
2017100011

This transaction is tax exempt pursuant
to Tenn. Code Ann. § 67-4-409(a)(3)(A)(i)

QUITCLAIM DEED

Name and Address of New Owner:
James C. Cobb & Hope R. Cobb
1101 57th Avenue North
Nashville, TN 37209

Send Tax Bills To
New Owner

Map and Parcel Number:
091-064E-001.00

For and in consideration of Zero Dollars ($0.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **James C. Cobb,** hereby quitclaims unto **James C. Cobb and wife, Hope R. Cobb,** his/her/their heirs and assigns, all my right, title and interest in and to the real property situated in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit 1, 1101 57th Ave. Cottages, a Horizontal Property Regime with Private Elements, as shown in the Declaration of Covenants, Conditions and Restrictions for 1101 57th Ave. Cottages, a Horizontal Property Regime with Private Elements of record in Instrument Number 20161031-0114853, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to James C. Cobb, married by quitclaim deed from Mary E. Cobb, a single woman and Cobb Commercial Properties, LLC-Series 3, a Tennessee Limited Liability Company of record in Instrument No. 20170420-0038791 Register's Office for Davidson County, Tennessee, dated 04/18/2017 and recorded on 04/20/2017.

This conveyance is made pursuant to the provisions of Tenn. Code Ann. § 66-1-109 for the express purpose of creating a tenancy by the entirety in and to the above-described property in **James C. Cobb and wife, Hope R. Cobb,** so that the entire property, upon the death of either, will be solely owned by the survivor.

This is improved property known as **1101 57th Avenue North, Unit 1, Nashville, TN 37209**.

This conveyance is subject to all zoning; setback requirements; general utility, sewer and drainage easements of record; subdivision and/or condominium declarations, covenants, restrictions, and easements of record.

In witness whereof, I have hereunto set my hand this 13th day of December, 2017.

James C. Cobb

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me personally appeared **James C. Cobb**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who executed the foregoing instrument and acknowledged that such person executed the same as such person's free act and deed.

Witness my hand, at office, this 13th day of December, 2017.

Notary Public
My Commission Expires:

