THIS INSTRUMENT PREPARED BY:
JORDAN B. OSBORN, ESQ.
RAMSEY THORNTON BARRETT OSBORN, PLC
10200 RAMSEY WAY
DICKSON, TENNESSEE 37055
RT4867-01

Karen Y Johnson Davidson County
Batch# 169308 DEEDWARR
12/03/2018 09:05:29 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20181203-0117335

Based on the information provided by the parties; No title search was requested or performed.

DEED CREATING TENANCY BY THE ENTIRETY

Pursuant to Section 66-1-109, Tennessee Code Annotated, and for and in consideration of the love and affection I have for my wife, the said CINDY RAINES, I, RANDALL L. RAINES, have bargained and sold, and by these presents do transfer and convey to CINDY RAINES, a sufficient interest in the hereinafter described property to create an estate by the entireties in us.

> Land in the Ninth Civil District of Davidson County, Tennessee, described partly according to a survey by Clyde D. Anderson, Surveyor, September 29, 1962 and being more particularly bounded and described as shown on the Tax Book as Map and Parcel 112 00 0 083.00.
>
> Beginning at a point on the southeasterly margin of Old Charlotte Road, said point being North 37 degrees 00 minutes East 300 feet from the northeast corner of the property conveyed to J.J. Craddock of record in Book 3163, Page 107, in the Register's Office of Davidson County, Tennessee; thence southeasterly 920 feet, more or less, to the northerly line of David S. Ferguson's property; thence with said Ferguson's line, North 37 degrees East 100 feet; thence northwesterly 920 feet, more or less, the southeasterly margin of Old Charlotte Road; thence with the same South 37 degrees 00 minutes West 100 feet to the beginning, containing 2.1 acres, more or less.
>
> Being the same property conveyed to Randall L. Raines by Quitclaim Deed from Bryant M. Raines, Jr., a widower, Debra I. Spencer, Deborah Sue Raines, Jerry Wayne Raines, DeAndrea Michelle Wilkerson, Tonya Renee York and Bryant M. Raines, Jr., dated March 14, 2013, of record in Instrument No. 20130412-0036600, in the Register's Office of Davidson County, Tennessee.

It is the express intention of the Grantor, RANDALL L. RAINES, by this instrument to create an estate by the entireties with his wife, CINDY RAINES, in and to the entire estate in the above described property previously held by him.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said RANDALL L. RAINES and wife, CINDY RAINES, as tenants by the entireties, their heirs and assigns, forever. And I do covenant with the said CINDY RAINES, that I am lawfully seized and possessed of the said land in Fee Simple; have a good right to convey it, and the same is unencumbered. And I do further covenant and forever defend the interest in said land hereby conveyed to the said CINDY RAINES, her heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS MY HAND this 27 day of November, 2018.

RANDALL L. RAINES

STATE OF TENNESSEE
COUNTY OF DICKSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, RANDALL L. RAINES, with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument, personally appeared before me and acknowledged under oath that he executed the foregoing instrument as his free act and deed for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this 27th day of November, 2018.

NOTARY PUBLIC

KYNDA RAY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 09/07/2021

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ADDRESS OF NEW OWNERS
AND SEND TAX BILLS TO:
RANDALL L. RAINES and wife, CINDY RAINES
8721 OLD CHARLOTTE PIKE
PEGRAM, TENNESSEE 37143

Map: 112
Parcel: 83.00