THIS INSTRUMENT WAS PREPARED BY and
PLEASE RETURN TO:

W. AARON FORTNER, PLLC
810 CRESCENT CENTRE DRIVE, SUITE 110
FRANKLIN, TENNESSEE 37067

Karen Johnson Davidson County
Batch# 221755 DEEDQC
04/24/2019 03:02:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20190424-0037839

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

QUITCLAIM DEED

(To create a Tenancy by The Entirety)

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Emily Lammers and Kurtis Lammers 606 B MOORE AVE NASHVILLE, TN 37203	Same as Owners	105-07-0M-002.00 CO

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 Grantees a Tenancy by the Entirety in and to the entire interest in the property previously held by the Grantor alone, I, **Emily Lammers, formerly known as Emily Kempf**, hereinafter called the Grantor, do hereby Quitclaim and convey unto **Emily Lammers and husband, Kurtis Lammers**, hereinafter called the Grantees, their heirs and assigns, such right, title, and interest as will now create in Grantor and Grantee a Tenancy by the Entirety 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 **Unit B**, 606 MOORE AVENUE TOWNHOMES, as shown on Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20140612-0051356, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Emily Kempf by Warranty Deed from MBS Construction, LLC, of record on March 27, 2015, at Instrument No. 20150327-0026616, Davidson County Register of Deeds.

This is property commonly known as: 606 B Moore Avenue, Nashville, TN 37203

Witness my hand this 17th day of April, 2019:

(X) _____

Emily Lammers, formerly known as
Emily Kempf

STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Emily Lammers,** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 17th day of April, 2019:

_____
Notary Public

My Commission Expires: 1/3/23

HEATHER BRADEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 01/03/23

True Copy Certification

I, Bobby Taylor, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Williamson

Personally appeared before me, Pamela P. Waddey, a notary public for this county and state, Bobby Taylor who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 8-01-22

Notary's Seal (if not paper)

PAMELA P WADDEY
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY