Karen Johnson Davidson County
Batch# 468271 DEEDQC
09/02/2020 08:45:32 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200902-0099595

INSTRUMENT PREPARED BY:
G. Philip Anderson
Attorney at Law
5110 Maryland Way
Suite 120
Brentwood, TN 37027
615/377-9370

STATE OF OHIO

COUNTY OF Ohio

The actual value or consideration for this transfer is NONE.

Richard H Roberts
Affiant

Sworn to and subscribed before me this 25 day of August, 2020.

NOTARY PUBLIC STATE OF OHIO

Notary Public

My Commission Expires:
August 31, 2021

QUITCLAIM DEED TO CREATE
JOINT TENANCY WITH RIGHT OF SURVIVORSHIP

Address New Owners As Follows:	Send Tax Bills To:	Map & Parcel No.
Richard H. Roberts Brittany L. Roberts P.O. Box 572 Springfield, OH 45501	Richard H. Roberts P.O. Box 572 Springfield, OH 45501	81-02-138

For and in consideration of the sum of Ten Dollars and 00/100 ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, **RICHARD H. ROBERTS** (Grantor) hereby quitclaims unto **RICHARD H. ROBERTS** and his daughter, **BRITTANY**

L. ROBERTS, (Grantees) their heirs and assigns, such of my right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, as will create a joint tenancy with right of survivorship in and to said tract or parcel of land, which is described as follows:

> Land in Davidson County, Tennessee, being Lot No. 33 and the westerly 10 feet of Lot 32 of Buena Vista Heights Subdivision of the Old 13TH Civil District (now 8TH Civil District) of Davidson County, Tennessee, a plan of record in Book 161, page 19, Register's Office for said County.
>
> Said Lot 33 and the westerly 10 feet of Lot 32 adjoin each other and together front 60 feet on the northerly margin of Howard Street, (now Pecan Street) and runs back between parallel lines, 150 feet to an alley.
>
> BEING the same property conveyed to Richard H. Roberts by Warranty Deed, dated April 3, 2007, from Norma S. Wade, of record in Instrument No. 20070404-0040258 Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

This is improved property known as 1718 Pecan Street, Nashville, Tennessee, 37208.

This conveyance is made for the express purpose of creating a joint tenancy with right of survivorship in and to the above-described property in the said Grantees, Richard H. Roberts and Brittany L. Roberts so that the entire property, upon the death of either, will go to the other.

WITNESS my hand this 25 day of August, 2020.

Richard H. Roberts
Grantor

STATE OF OHIO

COUNTY OF Montgomery

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **RICHARD H. ROBERTS,** 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 purpose therein contained.

Witness my hand this 25 day of August, 2020.

NOTARY PUBLIC STATE OF OHIO

Notary Public

My Commission Expires:
August 31, 2021