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# 656559 DEEDQC
06/14/2021 03:31:53 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210614-0080039

Recorder and Assessor Please Note: Please index and show ownership *in the Grantor and Grantee together* as set out below, as this deed is for the purpose of creating a Tenancy by the Entirety in and to the Grantor and Grantee together, who are a married couple, regarding the property set out herein and which was previously vested in the instant Grantor only.

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

PREPARER'S DISCLAIMER: The acceptance, use, and recording of this document by parties to the document or the parties' agents shall indicate the parties' acceptance of the following terms and their complete and thorough review and approval of the document as drafted: The document prepared is based on information provided by the parties named therein or by the parties' agents. The service requested of and provided by the Preparer is strictly limited to only the preparation of the document in recordable form. No title examination or other inspection or research was requested by the parties or performed by the Preparer of the instrument regarding the subject property. No guarantee or opinion regarding the state of title to the subject property or otherwise is given by the Preparer to the parties or to anyone else. Further, no legal advice, and no tax or accounting or financial advice or service has been requested from or provided by the Preparer regarding the legal, tax, or accounting related significance, effectiveness for a particular purpose, or ramifications regarding the use of the document. The parties must rely on the counsel of their own attorneys or other professional advisors regarding any and all such matters, and should not execute or make use of this document unless or until they have done so.

QUITCLAIM DEED

(TO CREATE A TENANCY BY THE ENTIRETY in a MARRIED COUPLE)

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Abdulnasir Farah and Rahma B. Farah 4636 Indian Summer Drive Nashville, TN 37207	Owners	32-05-1.00

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 Grantor and Grantee a Tenancy by the Entirety in and to the entire interest in the property previously held by the Grantor alone, I, **Abdulnasir Farah**, hereinafter called the Grantor, do hereby Quitclaim and convey unto **Rahma B. Farah**, hereinafter called the Grantee, my wife, her, heirs and assigns, such right, title, and interest as will now create in us, Grantor and Grantee together, 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 **Lot No. 189** on the Plan of Quail Ridge, Section Four, as of record in Book 7900, page 161, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Abdulnasir Farah by Warranty Deed from Cendant Mobility Financial Corporation, filed on 04/17/2002, at Instrument No. 20020417-0047763, Davidson County Register of Deeds.

This is improved property known as 4636 Indian Summer Drive, Nashville, TN 37207.

Witness my hand this 11 day of June, **2021**:

Abdulnasir Farah

STATE OF TENNESSEE

COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Abdulnasir Farah**, 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 11 day of June, **2021**:

Notary Public

My Commission Expires: _____

