Karen Johnson Davidson County
Batch# 840957 DEEDQC
04/18/2022 12:32:54 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220418-0044262

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

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual value or consideration for this transfer is none.

Martina McClain
Affiant

Sworn to and subscribed before me this 13 day of April, 2022.

Sally Elpers
Notary Public

Sally Elpers State of Tennessee Notary Public Davidson County

My Commission Expires:
10-2-23

QUITCLAIM DEED TO CREATE
TENANCY BY ENTIRETY

Address New Owners As Follows:	Send Tax Bills To:	Map & Parcel No.
Martina McClain and Lamar McClain 3913 Bradley Court Antioch, TN 37013	Same	Map 148-14 Parcel 150

KNOW ALL MEN BY THESE PRESENTS that I, **MARTINA MCCLAIN,** 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, has bargained and sold and hereby conveys, remises, releases and forever quitclaims unto **MARTINA MCCLAIN and LAMAR**

MCCLAIN, wife and husband, their heirs and assigns, all of her right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, as will create an estate by the entirety 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. 63 on the Plan of Haywood Forest Subdivision of record in Book 5050, page 50, as revised in Book 5200, page 2, said Register's office, to which reference is hereby made for a more complete description.
>
> BEING the same property conveyed to Martina McClain, by Warranty Deed from Music City Homes, LLC, of record at Instrument Number 20080408-0035384, Register's Office for Davidson County, Tennessee.
>
> THIS conveyance is made subject to the following: (1) all matters shown on the Plan of record in Book 5050, page 50, revised in Book 5200, page 2, said Register's Office; (2) Restrictive Covenants of record in Book 5120, page 742, said Register's Office; (3) Easement of record in Book 4653, page 724, said Register's Office. All of record in the Register's Office for Davidson County, Tennessee.

This is improved property known as 3913 Bradley Court, Antioch, Tennessee, 37013.

This conveyance is made for the express purpose of creating an estate by the entirety with a right of survivorship in and to the above-described property so that the entire property, upon the death of either, will go to the other.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 13 day of April, 2022.

Martina McClain

MARTINA MCCLAIN

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 **MARTINA MCCLAIN,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand this 13 day of April, 2022.

Sally Elpers
Notary Public

My Commission Expires:
10-2-23

