Map 160, Group 8, Parcel 111.00

This Instrument Prepared By:
Yost and Robertson, PLC
317 Main Street, Suite 204
Franklin, Tennessee 37064
(615) 790-9678

SEND TAX STATEMENTS TO:
NO CHANGE

New Owner:
Douglas P. Schnabel and
Victoria W. Schnabel
5408 Heather Lane
Brentwood, TN 37027

Mortgage Holder:
NONE

Karen Johnson Davidson County
Batch# 969114 DEEDWARR
02/09/2023 08:31:56 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20230209-0009416

**DEED TO DESTROY TENANCY BY THE ENTIRETY AND CREATE TENANCY IN COMMON**

FOR AND IN CONSIDERATION of TEN DOLLARS ($10.00) and other good and valuable consideration, DOUGLAS P. SCHNABEL and wife, VICTORIA W. SCHNABEL, do hereby sell, transfer and convey each to the other, an undivided one-half (1/2) interest for the purpose of destroying their existing tenancy by the entirety and to expressly create a tenancy in common in each spouse, with each spouse owning an undivided one-half (1/2) interest in the following described real estate located in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot 4, Epworth, as shown on Plat of Record in Plat Book 5200, Page 745, in the Register's Office, Davidson County, Tennessee, to which Plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Douglas P. Schnabel and wife, Victoria Schnabel, by Warranty Deed of William A. Walker and Jeanine O. Walker, Husband and wife, of record as instrument 20120119-0005455, Register's Office of Davidson County, Tennessee.

Each party hereto and their heirs and assigns forever to have and to hold an undivided one-half (1/2) interest in fee simple as tenants in common.

WITNESS our hands on this the 8th day of February, 2023.

Douglas P Schnabel
DOUGLAS P. SCHNABEL

Victoria Schnabel
VICTORIA W. SCHNABEL

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public of said County, Douglas P. Schnabel and wife, Victoria W. Schnabel, the within named bargainor(s), with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 8th day of February, 2023.

Kaitlyn Ewer
NOTARY PUBLIC

My Commission Expires: 1-21-26

KAITLYN EWER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

This conveyance destroying a tenancy by the entirety and creating a tenancy in common is exempt from the payment of the privilege tax under T.C.A. 67-4-409(A).

Douglas Schnabel
AFFIANT

Sworn to and subscribed before me this 8th day of February, 2023.

Kaitlyn Ewer
NOTARY PUBLIC

My Commission Expires: 1-21-26

KAITLYN EWER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY