Karen Johnson Davidson County
Batch# 989247 DEEDQC
04/06/2023 01 41 38 PM 2 pgs
Fees $12 00 Taxes $0 00
20230406-0025268

This instrument was prepared by
FOREMAN WATSON HOLTREY, LLP
101 SE Parkway Court, Suite 220
Franklin, TN 37064

No oath of value required pursuant to Tenn. Code Ann. §67-4-409(a)(1)(C)(i)

This Instrument was prepared by information furnished by the parties with no title examination being made and no warranties as to the status of title provided, and the parties hereto hold Foreman Watson Holtrey, LLP, its members, employees, attorneys, and assigns harmless from any and all liability in connection herewith.

New Owner:	**Send Tax Bill To:**	**Map/Parcel:**
Jared J. Cummings Lauren M. Poe 3529 Nebraska Ave. Nashville, TN 37209	Synovus Bank 800 Shades Creek Parkway Birmingham, AL 35209	104-01-0-447.00

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, Lauren M. Poe, now married, for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, quitclaim unto Jared J. Cummings and Lauren M. Poe, husband and wife, and their heirs and assigns all of my right, title and interest in and to the following described parcel of land in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Nebraska Avenue Subdivision of record in Instrument No.20070828-0103143, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Lauren M. Poe, an unmarried woman, by Warranty Deed of record from Brady Savell, a married man, in Instrument No. 20220606-0064733, Register's Office for Davidson County, Tennessee.

Subject to such limitations, restrictions and encumbrances as may affect the premises.

The foregoing legal description is the same as contained in the previously recorded deed.

This improved property known as: 3529 Nebraska Ave., Nashville, TN 37209.

This conveyance is made pursuant to the provisions of Tenn Code Ann § 66-1-109 for the express purpose of creating or dissolving a tenancy by the entirety by the conveyance from (a) one spouse to the other; (b) one spouse or both spouses to the original grantor or grantors in the instrument and the original grantor's spouse, (c) one spouse or both spouses to a trustee and the immediate reconveyance by the trustee in the same instrument as tenants in common, tenants in common with right of survivorship, joint tenants, or joint tenants with right of survivorship

WITNESS my hand this 29th day of March, 2023.

Lauren M. Poe

Lauren M. Poe

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me personally appeared Lauren M. Poe, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that such persons executed the same as their free act and deed.

Witness my hand, at office, this 29th day of March, 2023

Matthew Faulk, Notary Public
My Commission Expires: February 23, 2025

