BOOK 6935 PAGE 832

FROM

FROM

RAY BAKER and JACKIE BAKER

VICKY V. KLEIN, TRUSTEE

AND

TO

VICKY V. KLEIN, TRUSTEE

TO

JACKIE BAKER

QUITCLAIM DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JACKIE BAKER (NAME)	Ray Baker, All Seasons Realty (NAME)	72-13
925 Todd Preis Drive	1123 Church Street, Suite 201	359
N402 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nash. TN 37221	Nashville TN 37203	23 W 01590
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

Mail

THIS INSTRUMENT WAS PREPARED BY

DEAS and KLEIN

VICKY V. KLEIN
308 Frances Street
Goodlettsville, TN 37072
(615) 859-0060

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ -0- Jackie Baker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF July, 1986.

Mary Frances Frye
Notary Public

MY COMMISSION EXPIRES: 11-25-87

(AFFIX SEAL)

FOR AND IN CONSIDERATION of a Final Decree of Divorce granted by the Probate Court for Davidson County, Tennessee, on the 29th day of July, 1986, and for the ~~love and affection and no monetary consideration~~ and for the express purpose of making a re-conveyance to create a fee simple interest in JACKIE BAKER

We, RAY BAKER and JACKIE BAKER

by these presents do hereby quitclaim and convey unto VICKY V. KLEIN her, Trustee, ~~his~~ successors and assigns, the following described tract or parcel of land, to wit:

LAND in Davidson County, Tennessee, being part of Lot Nos. 36, 37 and 38 on the Plan of Nashville Trust Company Subdivision of the Tim H. Moore's Subdivision, of record in Book 843, Page 79, Register's Office for said County, described as follows:

BEGINNING at a point in the easterly margin of Lot No. 38, said beginning point being 140 feet north of the southeast corner of Lot No. 38 (the northwest corner of West McKinney Avenue and Emmett Street intersection); thence 56.61 feet in a northwesterly direction to a point in the south margin of an alley which point is 16 feet from the west margin of Emmett Street; thence in a westerly direction with said south margin of any alley 109 feet to a point; thence in a southerly direction parallel to the easterly margin of Lot No. 36, 55 feet to a point, thence in an easterly direction and parallel to the northerly margin of Lots Nos. 36, 37, and 38, 125 feet to the point of beginning.

BEING the same property conveyed to Ray Baker and Jackie Baker by deed of record in Book 5883, Page 603, Register's Office for said County.

This is unimproved ( ) improved (X) property, known as 1218 Emmett Avenue, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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

And now, I, the said VICKY V. KLEIN, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto JACKIE BAKER

her heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this the 29th day of July, 1986.

Ray Baker

Vicky V. Klein, Trustee

Jackie Baker

Trustee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Frances Lyle, a Notary Public in and for said County and State, the within named, RAY BAKER and JACKIE BAKER, the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 29th day of July, 1986.

Mary Frances Lyle
Notary Public.

My commission expires: 11-28-87

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Frances Lyle, a Notary Public in and for said County and State, the within named VICKY V. KLEIN, Trustee, the barguinor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 29th day of July, 1986.

Mary Frances Lyle
Notary Public.

My commission expires: 11-28-87

27064

IDENTIFICATION REFERENCE

Jul 31 2 58 PM '86

FELIX Z. WILSKI, REGISTER
DAVIDSON COUNTY, TN