This Instrument Prepared by:
DAVID W. GARRETT
ROBERT L. JACKSON & ASSOCIATES
214 Second Avenue, North, Suite 103
Nashville, TN 37201

BOOK 8389 PAGE 951

The actual consideration or value whichever is greater for this transfer is $ -0- .

Verla Jean Baker
AFFIANT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Sworn to and subscribed before me this 2nd day of July, 1991.

Cindy Marie Cole
NOTARY PUBLIC

My Commission Expires: 3/25/95

27915

JUL 2 2 37 PM '91

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL NO.**
Harold D. Baker Unit No. 208 The Montclair 3818 West End Avenue Nashville, TN 37205	Same	Map 104-09-0-K Par 208.00 Field Book 26W 10073

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, **VERLA JEAN BAKER**, by these presents do hereby quitclaim and convey unto **HAROLD D. BAKER**, to his heirs, successors and assigns, all my right, title and interest in and to the following described tract of land:

LAND in Davidson County, Tennessee, as follows:

BEING Unit No. 208, The Montclair, as described in the Master Deed Establishing Horizontal Property Regime of The Montclair, of record in Book 7332, page 380, Register's Office for Davidson County, Tennessee, as amended by instrument of record in Book 7902, page 113, said Register's Office, together with an undivided interest in the common elements appurtenant to each Unit, as described in said Master Deed, as amended.

BEING the same property conveyed to Harold D. Baker of record in Book 7938, Page 309, Register's Office for Davidson County, Tennessee. The said Harold D. Baker and Verla Jean Baker having since been divorced by Final Decree of Divorce on the 2nd day July, 1991, in the Fourth Circuit Court for Davidson County, Tennessee, Docket No. 89D-1509, and this conveyance is a further division of the marital estate pursuant to the terms of the Marital Dissolution Agreement.

THIS is improved property known as Unit No. 208, The Montclair, 3838 West End Avenue, Nashville, Tennessee 37205.

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

Witness my hand this 2nd day of ~~June~~ July, 1991.

Verla Jean Baker
VERLA JEAN BAKER

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **VERLA JEAN BAKER**, the within named bargainor, with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 2nd day of ~~June~~ July 1991.

Cindy Mauricaleo
NOTARY PUBLIC

My Commission Expires: 2/25/95

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