34706

IDENTIF. & REFERENCE

93 JUN 28 AM 8:52

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

Prepared from information provided by the Grantor:

ADDRESS NEW OWNER: Susan D. Baird
5515 Country Dr. #13
Nashville TN 37211

SEND TAX BILLS TO: Same

MAP-PARCEL NOS. 162-05-0C-013.00

BOOK 8994 PAGE 426

When Recorded, Mail To: Prepared By: Cindy S. Smith, Attorney at Law
2605 Elm Hill Pike, Suite C
Nashville, TN 37214 (Davidson Cty.Box 27-B)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of no monetary consideration I, **CHARLES R. BAIRD** (herein "Grantor") by these presents do hereby quitclaim and convey unto **SUSAN D. BAIRD**, (herein "Grantee") her heirs and assigns, all of my interest in the following described tract or parcel of land in **DAVIDSON** County, Tennessee, to wit:

A certain condominium apartment in Davidson County, Tennessee, being Town House No. 13 in HICKORY VALLEY CONDOMINIUMS, PHASE I, a horizontal property regime in Nashville, Tennessee, as shown on the Plan of Hickory Valley of record in Book 4460, Page 27, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made.

BEING the same property conveyed to Susan D. Baird by warranty deed being recorded simultaneously herewith.

This is improved property with a common address of **5515 Country Drive, #13, Nashville, TN 37211.**

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater for this transfer is $ZERO.

X Susan D Baird
Affiant

Subscribed and sworn to before me this 23rd day of June, 1993.

Notary Public
My Commission Expires 7-23-95

2366 06/28 [illegible] 01 CHECK $5.00

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

Whenever used, the singular shall include the plural and the plural the singular, and the reference to any gender shall include reference to all genders.

IN WITNESS WHEREOF, I have hereunto set my hand on this the **23rd** day of **June, 1993.**

Charles R. Baird
CHARLES R. BAIRD

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named CHARLES R. BAIRD, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 23rd day of June, 1993.

Notary Public

My Commission Expires: 7-23-94