FROM: GARY L. BAUGHER

TO: GARY L. BAUGHER AND JONATHAN J. MONTGOMERY, UNMARRIED PERSONS

THIS INSTRUMENT PREPARED BY:
Steven G. Waters, Attorney
3401 West End Avenue
Suite 670
Nashville, TN 37203

Address New Owner as follows	Send Tax Bills to:	Map-Parcel No.
Gary L. Baugher 4413 South Trace Boulevard Old Hickory, TN 37138	First Republic Mortgage 6012 Wilmington Pike Dayton, Ohio 45459	064-09-0-A 007.00 4D 91973

5118 02/16 0101 03CHECK 8.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Affiant

Subscribed and sworn to before me, this the 8th day of February, 1994.

My Commission Expires_____

Notary Public

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **GARY L. BAUGHER, UNMARRIED**, hereinafter called the "GRANTOR", by these presents does hereby quitclaim and convey unto **GARY L. BAUGHER AND JONATHAN J. MONTGOMERY, UNMARRIED PERSONS, AS JOINT TENANTS WITH THE RIGHT OF SURVIVORSHIP**, hereinafter called "GRANTEE", his heirs and assigns, his interest in a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to wit:

LAND in Davidson County, Tennessee, being Unit No. 4413, Southfork Condominiums, Phase I, as shows on Master Deed in Book 6783, page 839, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Gary L. Baugher, unmarried by deeds of record in Book 7039, page 780 and Book 8346, page 236, Register's Office, Davidson County, Tennessee.

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

This is improved property known as 4413 South Trace Boulevard, Old Hickory, TN 37138.

WITNESS my hand this 8th day of February, 1994.

Gary L. Baugher

GARY L. BAUGHER

18238
IDENTIFICATION REFERENCE

MAIL ENV.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the County and State, personally appeared GARY L. BAUGHER with whom I am personally acquainted, (or 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, at office, this 8th day of February, 1994.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:_____

My Commission Expires Nov. 20, 1996