Book 1
JT

10605 pg 896

This instrument prepared by: JOHN R. REYNOLDS (#2522)
Attorney at Law
217 Second Avenue, North
P. O. Box 190481
Nashville TN 37219-0481
Tel: (615) 256-2694

QUITCLAIM DEED

Address New Owner(s) as follows: SHIRLEY HODNETT BAKER, 1337 Timber Valley Drive, Nashville TN 37214

Name and Address of the person or entity responsible for payment of real property taxes: SAME

Map No. 108, Parcel No. 89.00, Field Book No.

THIS QUITCLAIM DEED is made and entered into on this 08th day of August 1997, by and between **ROBERT HUNT BAKER**, hereinafter referred to as Grantor, and **SHIRLEY HODNETT BAKER**, hereinafter referred to as Grantee, her heirs and assigns.

W I T N E S S E T H: THAT

For and in consideration of the sum of One ($1.00) Dollar, the receipt of which is hereby acknowledged, and other good and valuable considerations to said Grantor in hand paid by said Grantee, Grantor does hereby remise, release and quitclaim unto Grantee, **SHIRLEY HODNETT BAKER**, her heirs and assigns, forever, all of his right, title and interest in and to the **improved** real property located at and known as **1337 Timber Valley Drive, Nashville, Davidson County, Tennessee 37214**, and being more particularly described on **EXHIBIT A**, attached hereto and made a part hereof, subject to the same limitations, restrictions and encumbrances as may affect the premises.

Grantor and Grantee are used for singular or plural, as context requires.

IN WITNESS WHEREOF, the Grantor has duly executed this Quitclaim Deed on the day and year first written above.

ROBERT HUNT BAKER

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IDENTIF. ← REFERENCE
97 SEP 11 PM 3:56
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

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STATE OF Oh

COUNTY OF Hancock

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **ROBERT HUNT BAKER**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Findlay, Oh, this 8th day of August 1997.

John Theodore Winkeljohn Notary Public

My commission expires _____

John Theodore Winkeljohn, Attorney At Law
Notary Public, State of Ohio
My Commission has no expiration date.
Section 147.03 R.C.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer, is $ **NONE**.

Shirley H. Baker Affiant

Subscribed and sworn to before me

this 19 day of August 1997.

Donna Roberson Notary Public

My commission expires May 31, 1999

NOTE TO REGISTER:

Upon recording, please return the recorded instrument to:

JOHN R. REYNOLDS
Attorney at Law
217 Second Avenue, North
P. O. Box 190481
Nashville TN 37219-0481

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EXHIBIT A

1337 Timber Valley Drive, Nashville, Davidson County, Tennessee 37214
Map 108 12B, Parcel No. 89.00
Field Book No. _____

Land in Davidson County, Tennessee, being Lot No. 188, on the plan of Harborview, Section Two, Phase 1-A, of record in Plat Book 6900, page 756-758, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Shirley Hodnett Baker by deed from Danny C. Burns and wife, Bernice R. Burns, of record in Book 10520, page 207, Register's Office for Davidson County, Tennessee.

This is improved property located at and known as **1337 Timber Valley Drive, Nashville, Davidson County, Tennessee 37214**.

The said Robert Hunt Baker and Shirley Hodnett Baker were divorced in the Second Circuit Court, Davidson County, Case No. **97D-1548**, as evidenced by Final Decree of Divorce dated 26 August 1997, and entered in Minute Book **170-A**, page **806**, Second Circuit Court, Davidson County, to which reference is hereby made for certain terms and conditions concerning the future sale of the within described real property.

This is a division of marital property. This Quitclaim Deed is being executed for title purposes only and is not a taxable event.