Davidson County DEEDQC
Recvd: 01/22/03 12:26 3pgs
Fees:17.00 Taxes:0.00
20030122-0009070

QUITCLAIM DEED

THIS QUITCLAIM DEED, Executed this twenty second day of January 2003,

by first party, Grantor, Sonia Leigh Harvat

whose post office address is 508 Barbara Drive, Madison, TN, 37115

to second party, Grantee, Thomas David Baker, Jr.

whose post office address is 217 Sontag Drive, Franklin, TN, 37064

WITNESSETH, That the said first party, for good consideration and for the sum of ten dollars ($10.00) paid by the second party, receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the second party forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Davidson, State of Tennessee to wit:

> Land in Davidson County Tennessee, being part of Lot 27 on the map of Bransford Realty Co.'s Alta Loma Subdivision, as of record in Book 421, Page 44, Register's Office for said County, more particularly described to a survey thereof made April 18, 1997, by Bruce Rainey & Associates, as follows:
>
> BEGINNING at a point on the westerly margin of Monticello Drive at the common corner of Lots No. 27 and 29; thence, in a westerly direction along the line between said two lots 263 feet to a point; thence, in a southerly direction 176 feet to a point; thence, in an easterly direction 305 feet to the westerly margin of Monticello Drive 175.5 feet to the point of BEGINNING.

IN WITNES WHEREOF, The said first party has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in the presence of:

Signature of Witness

Print Name of Witness

Signature of Witness

Print Name of Witness

Signature of First Party

Print Name of First Party

Signature of Second Party

Print Name of First Party

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public for the State and County aforesaid, the forenamed Sonia Leigh Harvat, known personally to me, who upon her oath, stated that she has read the foregoing Quitclaim Deed, knows the contents thereof, and has executed the same for the purposes contained therein this 22 day of January 2003.

NOTARY PUBLIC

My Commission Expires: 01-28-06

STATE OF TENNESSEE
NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public for the State and County aforesaid, the forenamed Thomas David Baker, Jr., known personally to me, who upon oath, stated that he has read the foregoing Quitclaim Deed, knows the contents thereof, and has executed the same for the purposes contained therein this 22 day of January 2003.

NOTARY PUBLIC

My Commission Expires: 01-28-06

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

The information on this instrument was supplied by one or more of the parties to this conveyance. The preparer assumes no liability for any errors, inaccuracies or omissions, in this instrument resulting from the information provided, the parties hereto signifying their assent to this disclaimer by Grantor's execution and Grantee's acceptance of this instrument.

Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

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 22nd day of January, 2003.

Cheri L. Kyle
State of Indiana
Notary Public
Marion County
My Commission Expires 11/7/2008

Notary Public _____ My commission expires _____

Prepared by:
Thomas David Baker, Jr.
PO Box 217 Sontag Dr.
Franklin, TN 37064

Send Tax Statements to NEW OWNER:
Thomas David Baker, Jr.
PO Box 217 Sontag Dr.
Franklin, TN 37064
Map/Parcel: 034-09-0 – 007.00

Return to:
Shaun O. Stallings
Archer Land Title
750 Old Hickory Blvd, Suite 286
Brentwood, TN 37027
2002120211