QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 10/03/06 10:07 1 pgs
Fees:12.00 Taxes:0.00
20061003-0122190

LINDA V. JONES NOTARY PUBLIC STATE OF TENNESSEE WILSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE

Notary Public

MY COMMISSION EXPIRES: June 22, 2009.
(AFFIX SEAL)

File No. 260801181

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney - Southern Title Services
547 N. Mt. Juliet Rd., Suite 100, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rose M. Baker	Owner	Map 075-04-0
(NAME)	(NAME)	
625 Atlanta Drive	625 Atlanta Drive	Parcel 112.00
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Hermitage, TN 37076	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTE NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH I HEREBY ACKNOWLEDGED, I, **Gary L. Baker, unmarried,** HEREINAFTER CALLED THE GRANTORS, HAV QUITCLAIMED UNTO **Rose M. Baker, unmarried,** HEREINAFTER CALLED THE GRANTEES, HER HEIRS AN ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEI DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being all of Lot No. 381, on the Plan of Section Six, Tulip Grove, as shown by plat appearing of record in Plat Book 4460, Page 19, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Gary L. Baker and wife, Rose M. Baker by Warranty Deed dated October 25, 1991 of record in Book 8475, Page 121, Register's Office for Davidson County, Tennessee.

This property is subject to: 2006 property taxes, and every year thereafter; any and all matters on plat of Record in Plat Book 4460, page 19; all in the Register's Office for Davidson County, Tennessee.

INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS INFORMATION.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimprove ☐
This is improve ☒ property, known as 625 Atlanta Drive, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand(s) this 5 **day of** Sept. **2006**

Gary L. Baker

STATE OF TENNESSEE COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Gary L. Baker 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 and official seal this the 5 **day of** September **, 2006**

Carol Woods
Notary Public
My Commission Expires: 7/24/2010

CAROL WOODS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

RETURN TO: Southern Title Services 547 [illegible], Suite 100 Mt. Juliet, TN 37122