PICK-UP

Davidson County DEEDQC
Recvd: 02/02/09 13:03 2 pgs
Fees:12.00 Taxes:0.00
20090202-0008689

QUITCLAIM DEED

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP/PARCEL:
Mary A. Baugh and Jessica Marks 2008 Quail Ridge Drive Nashville, TN 37207	Same	10D-51607 32-10-3

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged, and for the express purpose of making a reconveyance to Mary A. Baugh, unmarried, and Jessica Marks, unmarried, as equal co-tenants with the right of survivorship, as hereinafter set out, I, Mary A. Baugh, formerly Mary A. Baugh Moten, by these presents do hereby quitclaim and convey to Niles S. Nimmo, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

> Land in Davidson County, Tennessee, being Lot No. 27 on the Plan of Quail Ridge, Section Two, of record in Book 6200, Page 467, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description of said lot.
>
> Being the same property conveyed to Mary A. Baugh Moten, from Harold Moten, Jr., via Quitclaim Deed of record in Book 10712, Page 230, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as: 208 Quail Ridge Drive, Nashville, Tennessee 37207.
> Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

And now, I, the said Niles S. Nimmo, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey to Mary A. Baugh, unmarried, and Jessica Marks, unmarried, as equal co-tenants with right of survivorship, their heirs and assigns, the same property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

If Mary A. Baugh shall predecease Jessica Marks, then all interest of Mary A. Baugh in the above described real property shall vest in Jessica Marks by survivorship. If Jessica Marks shall predecease Mary A. Baugh, then all interest of Jessica Marks in the above described real property shall vest in Mary A. Baugh by survivorship.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 2nd day of February, 2009.

Mary A Baugh
Mary A. Baugh

Niles S. Nimmo, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Robert H. Lewis, a Notary Public in and for said County and State, the within named Mary A. Baugh, the Bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidenced, and who acknowledged the she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 2nd day of February, 2009.

Notary Public

My Commission Expires:

ROBERT H. LEWIS JR. NOTARY PUBLIC DAVIDSON COUNTY TENN
My Commission Expires MAY 2, 2011

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Robert H. Lewis, a Notary Public in and for said County and State, the within named Niles S. Nimmo, Trustee, the Bargainer 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 at Nashville, Tennessee, this 2nd day of February, 2009.

Notary Public

My Commission Expires:

ROBERT H. LEWIS JR. NOTARY PUBLIC DAVIDSON COUNTY TENN
My Commission Expires MAY 2, 2011

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Subscribed and sworn before me this the 2nd day of February, 2009.

Mary A Baugh
Affiant

Notary Public
My Commission Expires:

ROBERT H. LEWIS JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY TENN
My Commission Expires MAY 2, 2011

This instrument prepared by:

Niles S. Nimmo
Attorney at Law
306 Gay Street, Suite 200
Nashville, TN 37201
(615) 256-5003