PREPARED BY AND RETURN TO:
Bryan D. Spicer
Attorney at Law
342 Cool Springs Blvd., Suite 202
Franklin, TN 37067

Preparer is not a closing agent pursuant to Section 6045 of the Internal Revenue Code as amended by the Tax Reform Act.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I, or We, hereby swear or affirm that the actual Consideration for this transfer or value of the Property transferred, whichever is greater is $0.00. Which amount is equal to, or greater than, the amount, which the property transferred, would command at a fair voluntary sale.

Affiant: _____

Subscribed and sworn before me, this 7th, day of June, 2012.

Notary Public: _____
My Commission Expires:

BRYAN D. SPICER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 09-18-2012

BILL GARRETT, Davidson County
Trans:T20120042710 DEEDQC
Recvd: 06/11/12 09:08 2 pgs
Fees:12.00 Taxes:0.00
20120611-0050573

Address of New Owner:
Joseph John Bauer
912 Calib Court, #B-100
Franklin, Tennessee 37067

Send Tax Bills to:
Same As New Owner

MAP/PARCEL:
032 00016700

QUITCLAIM DEED

For and in consideration of One Dollar (1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, **Joseph Bauer, married** (hereinafter referred to as "**GRANTOR**") do quitclaim and convey all of my undivided right, title and interest to the hereinafter described property to **Joseph John Bauer, Trustee of the Bauer 1995 Revocable Trust,** (hereinafter referred to as "**GRANTEE**") its successors and assigns, in and to the following described tract of land:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Beginning in the north right of way of Hunters Lane, being the south east corner of the property; thence N 12 degrees W. 468.00 feet to the corner, thence S 45 degrees 53 minutes 30 seconds W. 118.04 feet; thence S. 12 degrees E. 403.37 feet to the right of way of Hunters Lane; thence with the right of way of Hunters Lane N. 79 degrees 4 minutes, 46 seconds E. to the point of beginning; containing one acre more or less.

This description being according to a survey by McConnell Engineering, dated September 15, 1980.

Being the same property conveyed to Joseph J. Bauer from The Secretary of Housing and Urban Development, of Washington, D.C., of record in Instrument No. 20120524-0045140, Register's Office for Davidson County, Tennessee.

The Grantor does certify the subject property is not the Grantors homestead as defined by statute.

This is improved property commonly known as: 1598 Hunter's Ln., Nashville, TN 37207

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

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

IN WITNESS WHEREOF, this document was executed this 7th day of June, 2012.

Joseph Bauer

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Joseph Bauer**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed this instrument for the purposes contained therein.

Witness my hand and official seal at Franklin, Tennessee, this 7th day of June, 2012.

BRYAN D. SPICER
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 09-18-2012

NOTARY PUBLIC

My Commission Expires: