BILL GARRETT, Davidson County
Trans:T20130004495 DEEDQC
Recvd: 01/16/13 13:24 3 pgs
Fees:17.00 Taxes:0.00
20130116-0005270

THIS DOCUMENT PREPARED BY

Bryan Howard
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444

BRYAN HOWARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 6, 2013

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is NONE.

John T. Baugh Jr.
Affiant

Subscribed and sworn to before me, on December 18, 2012.

Bryan Howard
Notary Public
My Commission Expires: 5-6-13

Address of new owner:	Send Tax Bills to:	Map-Parcel Numbers
Deborah F. Baugh, Trustee 720 Franklin Road Lebanon, TN 37087	SAME	Map: 158-09 Group: A Parcel: 23.00

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, I, John T. Baugh, Jr., hereinafter called the Grantor, and for the purpose of transferring ownership interest in the subject real property to Deborah F. Baugh and Michael Keen, Trustees of the John T. Baugh, Jr. Dynasty Trust dated December 18, 2012, established by the Grantor, does hereby remise, release and quitclaim unto Deborah F. Baugh, Trustee of the John T. Baugh, Jr. Dynasty Trust dated December 18, 2012 and to her successors in trust, hereinafter called the Grantee, and the Grantee's successors, heirs and assigns, all of the Grantor's right, title and interest in a certain tract or parcel of land in the State of

Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

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

WITNESS my hand on this 18th day of December, 2012.

John T. Baugh

JOHN T. BAUGH, JR.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State John T. Baugh, Jr., with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand, on December 18, 2012.

Bryan Howard

Notary Public

My Commission Expires: May 6, 2013

BRYAN HOWARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 6, 2013

EXHIBIT A

Legal Description

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

Land in Davidson County, Tennessee, being Unit No. 12A, together with the appurtenant interest in the common elements of Chickering Woods, a horizontal property regime established by Master Deed and By-Laws in Book 6521, page 647, amended in Book 6912, page 132, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "D" to the aformentioned Master Deed and being located upon Lot No. 12 on the Plan of Chickering Woods of record in Book 6250, page 380, Register's Office for Davidsion County, Tennessee.

Being the same property conveyed to John T. Baugh, Jr., by deed from Paul Kaufman and wife, Barbara Kaufma, of record as Instrument No. 20101122-0093301, Register's Office for Davidson County, Tennessee.

This is improved property known as 6313 Chickering Woods Drive, Nashville, Tennessee 37215.