This instrument prepared by:
John M. Garrett, Esq.,
222 2nd Ave. North
Suite 310
Nashville, TN 37201

THIS INSTRUMENT IS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS DONE IN CONNECTION WITH THE PREPARATION OF THIS DOCUMENT. THE PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR THE ACCURACY OF THE LEGAL DESCRIPTION OF THE PROPERTY SHOWN HEREIN.

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) Christopher R. Baumgartner	(NAME) SAME AS NEW OWNER	Map & Parcel # 173 10 0A 130.00
(STREET ADDRESS) 3417 Turfway Lane		
(CITY) (STATE) (ZIP) Nashville TN 37013	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **MEAGHAN ALYSSA BAUMGARTNER,** does hereby quitclaim and convey unto **CHRISTOPHER R. BAUMGARTNER,** the Grantee herein, his successors, heirs and assigns, all of her right, title and interest in and to that certain real estate inDavidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 96 on the plan of Barnes Bend Estates, Phase 2, Section 2, of record in Instrument #20120816-0073613, Register's Office, Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Christopher R. Baumgartner and Meaghan Alyssa Baumgartner, husband and wife, by deed of record in Instrument #20121214-0115394, Register's Office, Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value whichever is greater, for this transfer is $ 0.00

Subscribed and sworn to before me this the 14 day of November 2013.

X Meaghan Baumgartner
Affiant

My commission expires: July 24, 2017

(Affix Seal)

Notary Public

MORGAN MOUNTAIN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Witness my hand this 14 day of November, 2013.

X Meaghan Baumgartner
Meaghan Alyssa Baumgartner

State of Tennessee)
County of Williamson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Meaghan Alyssa Baumgartner, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14 day of November, 2013.

Notary Public
My commission expires: July 24, 2017

MORGAN MOUNTAIN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

BILL GARRETT, Davidson County
Trans:T20140001535 DEEDQC
Recvd: 01/08/14 10:41 1 pgs
Fees:12.00 Taxes:0.00
20140108-0002029