BILL GARRETT, Davidson County
Trans:T20140017774 DEEDQC
Recvd: 03/17/14 13:12 2 pgs
Fees:12.00 Taxes:0.00
20140317-0021912

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

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

Melanie D. DuRard
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Comm. Expires January 21, 2018

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration is $0.00

Affiant: _____

Subscribed and sworn before me, this the 13, day of March, 2014.

Notary Public: _____
My Commission Expires:

ADDRESS OF NEW OWNER:
Joseph John Bauer, Trustee
912 Calib Court
Franklin, TN 37067

SEND TAX BILLS TO:
New Owner

MAP/PARCEL:
159-11-0-122.00

QUITCLAIM DEED

For and in consideration of One Dollar (1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, **Mary Jo Evans, unmarried**, (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**") their heirs and assigns, in and to the following described tract of land:

That certain parcel of real estate located in Davidson County, State of Tennessee, within the corporate limits of Nashville, and being described as follows, to-wit;

Being Lot No. 411 on the Plan of Haynes Manor, Section III, as of record in Book 4175, page 11, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Mary Jo Evans, unmarried, by Warranty Deed from Ester Harrell, widow, dated December 31, 1998, as of record in Book 11291, page 905, Register's Office for Davidson County, Tennessee.

This is property is commonly known as: 3837 Woodward Drive, 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 13th day of March, 2014.

Mary Jo Evans

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned authority, in and for said County and State, appeared **Mary Jo Evans**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 13th day of March, 2014.

Notary Public

My Commission Expires: