THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.ASSOCIATES.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL.

QUITCLAIM DEED

Address New Owner:	Send Tax Bill To:	Map-Parcel Numbers
David Hill	Same as Owner	
3915 Baxter Road		8-146
Joelton, TN 37080		

THIS INSTRUMENT PREPARED BY:

Smith.Sholar.Milliken.
PLLC.
846 Conference Drive
Suite #4
Goodlettsville, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $50,000.00.

x _____
Affiant

Subscribed and sworn to before me, this the 18th day of June, 2014.

MICHAEL A. MOSER STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

_____
Notary Public

My commission expires: 3/27/18

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid by Grantee, the receipt of which is hereby acknowledged **Randy Hasse and wife, Jacqlyn Hasse** "Grantor" by these presents, does hereby quitclaim and convey unto **David Hill, unmarried** "Grantee", their successors and assigns, all of their right, title, and interest in and to the following described property in Davidson County, Tennessee:

SEE ATTACHED EXHIBIT "A"

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

This is improved property, known as 3915 Baxter Road, Joelton, TN 37080.

Witness my hand this 18th day of June, 2014.

_____
Grantor- Randy Hasse

_____
Grantor- Jacqlyn Hasse

BILL GARRETT, Davidson County
Trans:T20140043984 DEEDQC
Recvd: 06/20/14 14:33 3 pgs
Fees:18.00 Taxes:185.00
20140620-0054190

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Randy Hasse and wife Jacqlyn Hasse, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 18th day of June, 2014.

Commission expires: 3/27/18

Notary Public

MICHAEL T. MOSER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

F:\wp\Blank RE Docs\QUITCLAIM DEED.wpd

EXHBIT A LEGAL DESCRIPTION

Land in the 14th Civil District of Davidson County, Tennessee, according to a survey by John B. Bates, dated January 13, 1976, and more particularly described as follows:

Beginning at an iron pin in the southerly margin of Baxter Road; said beginning point being North 63° West 300' from the northwest corner of the property owned by Paul T. Edwards in Book 4218, page 98, Register's Office for Davidson County, Tennessee: thence South 82°30' West 180.0 feet to an iron pin; thence North 27° East 1215.0 feet to an iron pin in the southerly margin of Baxter Road; thence with the southerly margin of Baxter Road South 53°15' East 100.00 feet to an iron pin; thence continuing with the southerly margin of Baxter Road South 63° East 50.0 feet to the point of beginning, containing 3.90 acres, more or less.

BEING the same property conveyed to Randy Hasse and wife, Jacqlyn Hasse from Randall C. Baxter and wife, Laura G. Baxter, by Quit Claim Deed dated May 3, 2008, as Instrument No. 20090320-0025243, in the Register's Office for Davidson County, Tennessee.