BILL GARRETT, Davidson County
Trans:T20140067772 DEEDQC
Recvd: 09/11/14 12:04 2 pgs
Fees:12.00 Taxes:0.00
20140911-0083310

QUITCLAIM DEED

Juan M. Marks

Name & Address of Property Owner

1210 Elmwood Avenue
Street Address or Route Number

Nashville, TN 37212
City State P.O. Zip Map-Parcel No.
92-7-222

Name & Address of Person or Entity Responsible for Payment of Real Property Taxes
Same

Street Address

City State P.O. Zip

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $ -0-

Juan Marks
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 11th DAY OF September 2014

NOTARY PUBLIC

ROBERT GREENE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires: January 9, 2018

My Commission Expires: 1-9-18

FOR AND IN CONSIDERATION of the sum of ten and 0/100 ($10.00) cash in hand paid by the hereinafter grantee and other good and valuable consideration, the receipt of which is hereby acknowledged, **Philip Baumgart, as Trustee of 22nd Ct. Preservation Trust No. 758** by these presents do remise, release, transfer, convey and Quitclaim unto **Juan M. Marks** all my right, title and interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follow, to wit:

Land in Davidson County, Tennessee, being Lot No. 11 on the Plan of T.J. Harding's Subdivision of Lot No. 6 Elizabeth Harding Lytle Tract, of record in Plat Book 161, page 11, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to conveyed to Phillip Baumgart as Trustee of 22nd Ct. Preservation Trust No. 758 by Warranty Deed from Aerial Investment Properties, LLC, a Tennessee limited liability company of record as Instrument No. 20120221-0014806 , Register's Office, Davidson County, Tennessee.

IN WITNESS WHEREOF we have hereunto set our hands on the 11th day of September 2014.

AS TRUSTEE

Phillip Baumgart, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named, **Phillip Baumgart, as Trustee of 22nd Ct. Preservation Trust No. 758** the bargainor with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of September 2014.

NOTARY PUBLIC

My Commission Expires: 1-9-18

ROBERT GREENE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires January 9, 2018

This Instrument Prepared With Information Provided By The Parties By:

Robert Greene, Attorney
208 Third Avenue North, Suite 500
Nashville, TN 37201