BILL GARRETT, Davidson County
Trans:T20140085265 DEEDQC
Recvd: 11/12/14 12:40 2 pgs
Fees:12.00 Taxes:0.00
20141112-0104279

THIS INSTRUMENT WAS PREPARED BY: Hallmark Title Company 100 Bluegrass Commons Blvd, Suite 115 Hendersonville, TN 37075	STATE OF **TENNESSEE** COUNTY OF **DAVIDSON** THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$-0-**. AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS 31ST DAY OF OCTOBER, 2014. NOTARY PUBLIC MY COMMISSION EXPIRES: 12/21/2015

TINA HAWKINS NOTARY PUBLIC STATE OF TENNESSEE COUNTY SUMNER

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBER
Rich E. Hufnagel and Sandra R. Hufnagel (NAME)	First State Bank (NAME)	006-094.00
2248 Baker Road (STREET ADDRESS OR ROUTE NUMBER)	480 Oil Well Road, 2nd Floor (STREET ADDRESS)	
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP CODE)	Jackson, TN 38305 (CITY) (STATE) (ZIP CODE)	

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Richard E. Hufnagel and wife, Sandra R. Hufnagel, Trustees of the Hufnagel Joint Revocable Living Trust Agreement U/A/D August 28, 2002**, "GRANTOR", by these presents, does hereby quitclaim and convey unto **Richard E. Hufnagel and Sandra R. Hufnagel, husband and wife,** hereinafter called "GRANTEE", her successors, heirs and assigns all of their rights, title and interests in and to a certain tract or parcel of land in **DAVIDSON** County, State of **TENNESSEE**, described as follows, to-wit:

A tract of land in the Second (formerly tenth) Civil District of Davidson County, Tennessee, being Tract 2 of the Will J. Wilson Property as recorded in Deed Book 1629, page 296, Register's Office for Davidson County, Tennessee (being Parcel's 35, 36, and 37, Property Map 11) and being more particularly described as follows:

Beginning at an iron pin in the southerly right-of-way of New Baker Road and the southeasterly corner of said Tract 2: said iron pin being 1579.39 feet in a northerly direction as measured along the southerly margin of New Baker Road, from an iron pin in said margin between Wilson and T.B. Webb (see Book 2050, page 389); thence South 61° 10′ 15″West a distance of 2035.13 feet to an iron pin; thence North 46° 47′ 20″ West a distance of 225.00 feet to an iron pin; North 61° 10′ 15″ East a distance of 2035.13 feet to an iron pin on the southerly margin of New Baker Road; thence South 46° 47′ 20″ East a distance of 225.00 feet to the point of beginning and

containing 10.0 acres.

Being the same property conveyed to Richard E. Hufnagel and wife, Sandra R. Hufnagel, Trustees of the Hufnagel Joint Revocable Living Trust Agreement U/A/D August 28, 2002, and any Successors in Trust by Quitclaim Deed from Richard E. Hufnagel and Sandra R. Hufnagel, individually, dated August 28, 2002, recorded August 12, 2002, of record in Instrument No. 20020912-0111160, Register's Office for Davidson County, Tennessee.

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

This is improved property, known as: **2248 Baker Road, Goodlettsville, Tennessee 37072**

WITNESS our hands this **31st** day of **October, 2014.**

Richard E. Hufnagel

Sandra R. Hufnagel

STATE OF **TENNESSEE**
COUNTY OF **SUMNER**

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared **Richard E. Hufnagel and Sandra R. Hufnagel,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal this **31st** day of **October, 2014.**

Notary Public

My Commission Expires: 12/21/2015

