Davidson County DEEDQC
Recvd: 12/29/14 13:52 3 pgs
Fees:17.00 Taxes:0.00
20141229-0118455

PREPARED BY:
SIDWELL & BARRETT, P.C.
121 First Avenue South, Suite 200
Franklin, TN 37064

STATE OF TEXAS
COUNTY OF Dallas
The actual consideration is $0.00.

AFFIANT

Subscribed and sworn to before me
this 27th day of December, 2014.

NOTARY PUBLIC
My Commission Expires: 1-5-2016

ZANE HINOJOZA
Notary Public, State of Texas
My Commission Expires
January 05, 2016

ADDRESS OF NEW OWNER:
Margaret Stewart
5217 Pritchett Drive
Nashville, TN 37220

SEND TAX BILLS TO:
Owner

Map/Parcel 160040I7100

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, the receipt thereof which is hereby acknowledged, **Jacqueline S. Baggett ("Grantors")** hereby conveys all of her right title and interest to the hereinafter described property to **Margaret Stewart and Kenneth A. Stewart, ("Grantees"), their heirs and assigns.** Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 75 on the Plan of Brentview Hills, Section 7, as of record in Book 4175, page 89, Register's Office for Davidson County, reference to which is hereby made for a more complete description.

Being the same property conveyed to Brent F. Stewart, Jacqueline S. Baggett and Kenneth A. Stewart by deed from Margaret Stewart as of record in Instrument No. 20080707-0069255, Register's Office for Davidson County, Tennessee.

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

Grantor makes no warranties as to the state of the title to the property but acquit any claim that Grantor has to said property and for that purpose thereof, make this conveyance to Grantee.

Jacqueline S. Baggett

STATE OF TEXAS
COUNTY OF Dallas

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Jacqueline S. Baggett with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged she executed the foregoing instrument for the purposes herein contained.

Witness my hand, at office, this 27th day of December, 2014.

Notary Public

My Commission Expires: 1-5-2016

ZANE HINOJOZA
Notary Public, State of Texas
My Commission Expires
January 05, 2016

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Attorney or Custodian

Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Jill L. Swicegood, a notary public in and for the aforesaid county and state, the within named Christopher R. Jackson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

JILL L. SWICEGOOD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

(SEAL)

Jill L. Swicegood

Notary Public

My Commission Expires: Sept 10, 2018