BILL GARRETT, Davidson County
Trans:T20160025117 DEEDQC
Recvd: 03/29/16 10:04 2 pgs
Fees:12.00 Taxes:0.00
20160329-0029351

ELIZABETH LEONBERGER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires DEC. 22, 2019

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

The actual consideration or value, whichever is greater, for this transfer is $-0.

Deborah Baker
Affiant

Subscribed and sworn to before me, this 21st day of March, 2016.

Notary Public

My commission expires: 12-22-19

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

THIS INSTRUMENT WAS PREPARED BY
SIGNATURETITLE SERVICES, LLC
640 BROADMOR STREET, SUITE 100
MURFREESBORO, TN 37129

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
MARSHALL AND DEBORAH BAKER	**SAME**	**07203005900**
1227 McChesney Avenue		
NASHVILLE, TN 37216		

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged **MARSHALL BAKER AND DEBORAH JOHNSON, BOTH UNMARRIED** " GRANTOR(S)", by these presents, does hereby quitclaim and convey unto **MARSHALL F BAKER II AND DEBORAH BAKER, HUSBAND AND WIFE,** called "GRANTEE(S)", his 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:

Land in Davidson County, Tennessee, being the westerly half of Lot No. 212 on the Map of Inglewood Place, as of record in Book 332, page 101, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Marshall Baker and Deborah Johnson, both unmarried, as joint tenants with the right of survivorship from The Estate of Dorothy L. Smith by Warranty Deed dated April 6, 1999 and of record in Book 11424, page 260, Register's Office for Davidson County, Tennessee.

This is **improved** property known as **1227 McChesney Avenue, Nashville, TN 37216.**

WITNESS my/our hand(s) this 21 day of March, 2016.

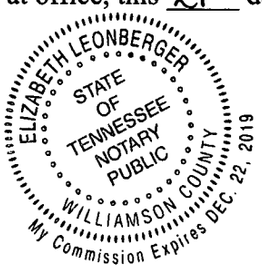
Marshall Baker
MARSHALL BAKER

Deborah Johnson NKA Deborah Baker
DEBORAH JOHNSON (NOW KNOWN AS DEBORAH BAKER)

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

On this 21 day of MARCH, 2016, before me personally appeared **MARSHALL BAKER AND DEBORAH JOHNSON (NOW KNOWN AS DEBORAH BAKER)**
To me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that such person(s) executed the same as such person(s) free act and deed.

Witness my hand, at office, this 21 day of MARCH, 2016.



Notary Public
My Commission Expires: 12-22-19

Please Record and Return To:
SIGNATURE TITLE SERVICES, LLC
1517 Hunt Club Blvd.
Ste 200
Gallatin, TN 37066

STLO-QUIT-0487