THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **1620 Westgate Circle, Suite 150** **Brentwood, TN 37027** **CRT File No. 13050273**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 11th day of October, 2016. Notary Public My Commission Expires:

TARA JONES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES SEPTEMBER 14, 2018

QUITCLAIM DEED

Address New Owner: Scot D. Baker and Lisa C. Allen Baker, Trustees 1311 Howard Avenue Nashville, TN 37216-2718	Send Tax Bills To: 2196 Egbert Hill Road Grass Valley, CA 95949	Tax Information: 072-03-0-169

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Scot D. Baker and Lisa C. Allen-Baker, husband and wife** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to Scot D. Baker and Lisa C. Allen-Baker, Trustees of the BAKER FAMILY TRUST, established February 11, 2000, its heirs and assigns, all of its rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being the Easterly half Lot No. 155 on the Plan of Inglewood Place of record in Plat Book 332, Page 101, together with shared Driveway Agreement of record in Book 10746, Page 570, 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 Scot D. Baker and Lisa C. Allen-Baker, husband and wife by Warranty Deed from Makenzie E. Martin and Mallory Martin of record at Instrument No. 20160919-0098150, Register's Office for Davidson County, Tennessee, dated September 14, 2016 and recorded on September 19, 2016.

This is improved property known as 1311 Howard Avenue, Nashville, TN 37216-2718.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

BILL GARRETT, Davidson County
Trans:T20160090281 DEEDQC
Recvd: 10/13/16 10:25 3 pgs
Fees:17.00 Taxes:0.00
20161013-0108229

IN WITNESS WHEREOF, Grantor has executed this instrument on this 5 day of October, 2016.

Scot D. Baker

Lisa C. Allen-Baker

STATE OF _____)
COUNTY OF _____)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Scot D. Baker and Lisa C. Allen-Baker, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this _____ day of _____ 2016.

_____
Notary Public

My Commission Expires: _____

SEE ATTACHED
NOTARY CERTIFICATE

California Acknowledgement

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of NEVADA)

On OCT 5, 2016 before me, R. HILL, NOTARY PUBLIC
(insert name and title of the officer)

personally appeared SCOT D. BAKER, LISA C. ALLEN-BAKER,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that ~~he/she/they~~ executed the same in ~~his/her/their~~ authorized capacity(ies), and that by ~~his/her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

R. HILL
Commission # 2023605
Notary Public - California
Nevada County
My Comm. Expires Jun 3, 2017

Signature _____ (Seal)