PREPARED BY & RETURN TO:

1ST QUALITY TITLE, LLC
661 LONE OAK ROAD
MT. JULIET, TN 37122

BILL GARRETT, Davidson County
Trans:T20170012348 DEEDQC
Recvd: 02/10/17 09:12 2 pgs
Fees:12.00 Taxes:0.00
20170210-0014000

QUITCLAIM DEED

FOR AND IN CONSIDERATION the sum of ONE DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, the undersigned, Robert B. Baker, does this day bargain, sell, release, remise, quitclaim and convey unto Robert B. Baker and Stephanie Baker, husband and wife to that certain parcel of real estate located in Davidson County, the state of Tennessee, and being described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 63 on the Plan of Southfork, Section One, of record in Book 6250, Pages 384 and 385, as amended on Book 6656, Page 217, Book 6690, Page 48, Book 6690, Page 51, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Robert B. Baker, unmarried, by Warranty Deed from Patricia Boyer and husband, Jeffery Weisman, dated May 14, 1999, recorded May 18, 1999 of record in Record Book 11483, Page 520, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 4221 Brackenwood Drive, Old Hickory, TN 37138.

In TESTAMONY WHEREOF, I have hereunto set my hand and seal this 2nd day of February, 2017.

Robert B. Baker

STATE OF TENNESSEE
COUNTY OF WILSON

Before me, the undersigned, a Notary Public in and for the state and county mentioned, personally appeared Robert B. Baker, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the within named bargainor(s), executed the foregoing instrument for the purposes therein contained.

Witness my hand this 2nd day of February , 2017.

NOTARY PUBLIC
MY COMMISSION EXPIRES:

KRISTI McCOY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

AFFIDAVIT

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 2nd day of February 2017.

NOTARY PUBLIC

My Commission Expires: 3/27/19

Map & Parcel No.: 064-09-0-223.00

Name and address of new owner:
Send tax bills to:
Robert B. Baker
4221 Brackenwood Drive
Old Hickory, TN 37138

KRISTI McCOY STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY