Prepared By and Return To:
Tennessee Title Services, LLC
7000 Executive Center Drive, Suite 290
Brentwood, TN 37027

THIS INSTRUMENT HAS BEEN PREPARED FROM INFORMATION FURNISHED BY THE PARTIES WITHOUT THE BENEFIT OF A TITLE EXAMINATION. TENNESSEE TITLE SERVICES, LLC, SHALL NOT BE RESPONSIBLE OR LIABLE FOR THE ACCURACY OF THE FACTS STATED HEREIN.

State of Tennessee
County of Davidson

The actual consideration of true value whichever is greater is
$0.00
Elbert Ray Baker
Affiant

Subscribed and sworn to before me this 1st day of May 2017.
Michelle Aline Rogers
Notary
Commission Expires: 05-06-2019

MICHELLE ALINE ROGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

QUIT CLAIM DEED

OWNER
Carole Beth Rhodes
1115 57th Avenue North
Nashville, TN 37209

SEND TAX BILLS TO:

NEW OWNER

MAP & PARCEL

091-10-0-021.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDEGED, I, **Elbert Ray Baker,** HEREINAFTER CALLED THE GRANTOR, DOES HEREBY QUITCLAIM, TRANSFER AND CONVEY ALL HIS RIGHT, TITLE AND INTEREST UNTO, **Carole Beth Rhodes,** HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 9 on the plan of West Park Addition No. 2, of record in Book 2330, page 63, Register's Office for said County.

Said Lot No. 9 fronts 59.29 feet on the easterly margin of 57th Avenue North and extends back 191.2 feet on the northerly line and 135.5 feet on the southerly line to a dead line in the rear, measuring 68.0 feet thereon.

Being the same property conveyed to Elbert Ray Baker by Warranty Deed from Barbara Yvonne Frazier, unmarried, dated September 16, 1988, and recorded September 21,

BILL GARRETT, Davidson County
Trans:T20170038514 DEEDQC
Recvd: 05/05/17 14:39 2 pgs
Fees:12.00 Taxes:0.00
20170505-0044966

1988, of record in Book 7658, page 417, in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all matters, restrictions and/or easements of record.

This is improved (X) unimproved ( ) property, known as 1115 57th Avenue North, Nashville, TN 37209.

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.

Witness my hand this 1st day of May, 2017

Elbert Ray Baker

Elbert Ray Baker

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, a Notary Public of said County and State, **Elbert Ray Baker**, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained as his free act and deed.

Witness my hand and official seal at Nashville (city), TN (state), this 1st day of May, 2017.

Michelle Aline Rogers
Notary Public

Commission Expires: 05-09-2019

MICHELLE ALINE ROGERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY