Prepared and Return to:
Amy Cross Nance
Attorney At Law
103 Forrest Crossing Blvd Suite 205
Franklin, Tennessee 37064
615-794-5644

STATE OF TENNESSEE
COUNTY OF _____

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

SUBSCRIE The actual consideration or true value,
DAY OF_ whichever is greater for this transfer is
$ 0
Brian C. Baker, Affiant

N Subscribed and sworn before me this the
M 2 Day of August, 2017.
Rebecca Varilla, Deputy Register

Address New Owner	Send Tax Bills	Map-Parcel Numbers
Brian Baker	**Same**	**128 10 0 157.00**
242 Colt Drive		
Nashville, TN 37221		

QUITCLAIM DEED

FOR AND IN consideration of the sum of One Dollar ($1.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged that Jennifer Baker has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto Brian Baker his heirs and/or assigns, her entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Being Lot No. 154, on the Plan of Stacy Square, Section 4, of record in Book 4460, Page 12, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Brian Baker and wife, Jennifer Baker, by Warranty Deed dated March 7, 2005, from Lori Lynn Vimer Russell of record in Instrument No. 20050328-0032379, Register's Office for Davidson County, Tennessee.

This improved property known as 242 Colt Drive, Nashville, Tennessee 37221.

This instrument and the interest released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 1st day of August, 2017.

Jennifer Baker
Jennifer Baker

BILL GARRETT, Davidson County
Trans:T20170066620 DEEDQC
Recvd: 08/02/17 15:33 2 pgs
Fees:12.00 Taxes:0.00
20170802-0078890

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jennifer Baker the 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 within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of August 2017.

Notary Public Kristi L. Keith



My Commission expires 9/10/2018