Prepared by and Return to
Evan Nahmias, Esq.
PO Box 680775
Franklin, TN 37068-0775

Karen Y Johnson Davidson County
Batch# 180965 DEEDQC
01/04/2019 03:44:12 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20190104-0001284

State of Tennessee
County of Williamson

The actual consideration or value, whichever is greater, for this transfer is $10.00

Affiant

Subscribed and sworn to before me, this January 3, 2019

Notary Public: Donna Kimbro

Commission expires: 4/15/19

DONNA KIMBRO
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Address of new owner:	Send tax bills to:	Map – parcel number
City Enterprises, LLC 5000 Meridian Blvd, Suite 700 Franklin, TN	Same	064 09 0 223.00

DEED

THIS QUITCLAIM DEED is made and entered into on January 3, 2019 by and between Robert Brian Baker and Stephanie Baker, husband and wife, individually and jointly as Grantor, and City Enterprises, LLC a Tennessee LLC, as Grantee.

W I T N E S S E T H:

THAT FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash and other good and valuable consideration, this day in hand paid to the Grantor by the Grantee, but not in release of any claims as may exist between the parties, the receipt and sufficiency of all of which is hereby expressly acknowledged by the Grantor, the Grantor has this day remised, released, quitclaimed, conveyed, and confirmed, and does, by these presents, sells, transfers, remise, release, quitclaim, convey, and confirm, unto the Grantee, all of the Grantor's right, title, interest, and claim in and to the following-described lot or parcel of real property situated and lying and being in the County of Davidson, State of Tennessee, conveyed to Grantor as shown in **instrument number 20170210-0014000** and Trans T20170012348 found in the Register's office for Davidson County, Tennessee, also known by the property address of **4221 Brackenwood Drive, Old Hickory, TN 37138, Map/Parcel number** 064 09 0 223.00, and more particularly described in **Exhibit A attached** hereto.

~~**TO HAVE AND TO HOLD** the real estate above described, together with all and singular the rights, privileges, tenements, and appurtenances thereunto belonging or in anywise appertaining unto the Grantee and unto its successors and assigns forever.~~

IN WITNESS WHEREOF, the Grantor has hereunto set its authorized representative's hand and seal on the day and year first above written.

Grantor:

Robert Brian Baker

Stephanie Baker

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

I, the undersigned, a Notary Public in and for Williamson County, Tennessee, do hereby certify that Stephanie Baker and Robert Brian Baker whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, and representing that she/he was duly authorized to do so did execute the same voluntarily on the day the same bears date.

GIVEN under my hand and official seal this 3 day of Jan, 2019.

NOTARY PUBLIC: Donna Kimbro

My Commission Expires: 6/15/19

DONNA KIMBRO
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

EXHIBIT A
Real Property Description

That certain parcel of real estate situated in Davidson County, 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.

Being the same property conveyed to Robert B. Baker and Stephanie Baker, husband and wife via deed from Robert B. Baker, filed on February 10, 2017, by instrument number 20170210-0014000 in the Registers Office for Davidson County, Tennessee.

The following is for informational purposes only:
Property Address: **4221 Brackenwood Drive, Old Hickory, TN 37138**

Map/Parcel number 064 09 0 223.00