THIS DOCUMENT PREPARED BY:
HOMESTEAD TITLE & ESCROW, LLC
405 TWO MILE PIKE, SUITE F
GOODLETTSVILLE, TN 37072

MAP: 084040
PARCEL: 010.00

NEW OWNER'S ADDRESS:
Gary H. & Carla P. Baron
2509 Joya Dr.
Nashville, TN 37214

SEND TAX BILLS TO:
CapStar Bank
2002 Richard Jones Rd., Ste 300A
Nashville, TN 37215

QUITCLAIM DEED

FOR THE PURPOSE OF RECONVEYING TO
CORRECT & ESTABLISH PROPER TENANCY

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to correct and establish proper tenancy as tenants by the entirety, we, John Stanley Baron, III and Gary Hamilton Baron, (Grantors), by these presents do hereby quitclaim and convey all of our interest unto Tammy Mellons, Trustee, her successors and assigns the following described tract or parcel of land, to wit:

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. 4 on the Plan of McGavock Heights Subdivision, Section 3, as of record in Book 2330, Page 102, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said property.

Being the same property conveyed to John Stanley Baron, III and Gary Hamilton Baron, as tenants in common with undivided equal shares by Quitclaim Deed dated 4/24/14 from Thomas J. Norman, Trustee of record in Instrument No. 20140428-0035562, Register's Office for Davidson County, Tennessee.

This is (X) improved ( ) unimproved property known as: 2509 Joya Dr. Nashville TN 37214.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

And now, I, the said Tammy Mellons, Trustee for the express purpose of carrying out the intent of this conveyance, as above set-out, do hereby quitclaim and convey all of my interest unto Gary H. Baron and Carla P. Baron, husband and wife, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on the 3rd day of December, 2019.

Karen Johnson Davidson County
Batch# 327401 DEEDQC
12/10/2019 09:45:17 AM 2 pgs
Fees: $17.00 Taxes: $0.00



20191210-0127219

John Stanley Baron, III

Gary Hamilton Baron

Tammy Mellons, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Karen B. Heavener, a Notary Public at Large, the within named John Stanley Baron, III & Gary Hamilton Baron, the Bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand an official seal this the 3rd day of December, 2019.

Karen B. Heavener
Notary Public

My Commission Expires: 7/3/23

Karen B. Heavener State of Tennessee Notary Public Davidson County

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Karen B. Heavener, a Notary Public at Large, the within named Tammy Mellons, the Bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand an official seal this the 3rd day of December, 2019.

Karen B. Heavener
Notary Public

My Commission Expires: 7/3/23

Karen B. Heavener State of Tennessee Notary Public Davidson County

The actual consideration or value whichever is greater, for this transfer is $0.

Carla P Baron
Affiant

Sworn and subscribed before me, this the 3rd day of December, 2019.

Karen B. Heavener
Notary Public

My Commission Expires: 7/3/23

Karen B. Heavener State of Tennessee Notary Public Davidson County