This instrument prepared by:
(And return to)

Jeffrey M. Grissim,
Attorney at Law
1222 17th Avenue South
Nashville, TN 37212

Karen Johnson Davidson County
Batch# 481325 DEEDQC
09/23/2020 09:45:03 AM 4 pgs
Fees: $22.00 Taxes: $0.00

20200923-0109073

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.:
Jonathan Baughman 3018 Kirk Road San Jose, CA 95124	SAME	062-02-0B-066.00CO

This instrument has been prepared by information provided by the parties
No title search was conducted and no representations regarding title have been made by the Drafter

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Jonathan Isaac Baughman and Susan Sairtung Baughman, Trustees of the Baughman Family Trust dated May 10, 2017** (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto the said **Jonathan Baughman, a married man** (the "Grantee"), their successors and assigns, all of their rights, title and interest in and to that certain land in **Davidson** County, State of Tennessee, more particularly described as follows:

Being all of Lot No. 227, on the Final Plat of Abbington Park, Phase One-Section Two, according to plat and survey appearing of record in Instrument No. 20030922-0139712, and as amended of record in Instrument No. 20031006-0146904, of the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of said property.

Being the same property conveyed to Jonathan Isaac Baughman and Susan Sairtung Baughman, Trustees of the Baughman Family Trust dated May 10, 2017 to by Quitclaim Deed date 11/05/19 and recorded 11/20/19 of record in Instrument Number 20191120-0119983, Register's Office for Davidson County, Tennessee.

The legal description provided herein is exactly the same as in the prior recorded deed.

This is improved property known as: 2880 Paddle Wheel Drive, Nashville, TN 37214

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

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 day of 16TH day of September, 2020.

The Baughman Family Trust dated May 10, 2017

Jonathan Isaac Baughman, Trustee

Susan Sairtung Baughman, Trustee

STATE OF CALIFORNIA)
COUNTY OF _____)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Jonathan Isaac Baughman and Susan Sairtung Baughman**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged themselves as Trustees of **The Baughman Family Trust dated May 10, 2017** and in their capacity as such Trustees, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at _____, California on this the _____ day of _____, 2020.

Notary Public

My Commission Expires:

see attached acknowledgment

_____

STATE OF CALIFORNIA)
COUNTY OF _____)

The actual consideration for this transfer, or value of property (whichever is greater) is $ 0.00 .

Affiant

16TH
Subscribed and sworn before me this day of SEPTEMBER 2020.

NOTARY PUBLIC

My Commission Expires: _____

see attached jurat

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Santa Clara)

On September 16, 2020 before me, Clarissa Ball, Notary public
(insert name and title of the officer)

personally appeared Jonathan Isaac Baughman and Susan Sairtung Baughman, as trustees of The Baughman Family Trust dated May 10, 2017 who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

CLARISSA BALL
Notary Public - California
Santa Clara County
Commission # 2269709
My Comm. Expires Dec 4, 2022

WITNESS my hand and official seal.

Signature _____ **(Seal)**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Santa Clara

Subscribed and sworn to (or affirmed) before me on this 16 day of September, 2020, by Jonathan Isaac Baughman as trustee of The Baughman Family Trust dated May 10, 2017 proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

CLARISSA BALL
Notary Public - California
Santa Clara County
Commission # 2269709
My Comm. Expires Dec 4, 2022

(Seal)

Signature