(1)

Karen Johnson Davidson County
Batch# 499974 DEEDQC
10/21/2020 01:20:12 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20201021-0122477

PREPARED BY AND RETURN TO:
Bryan D. Spicer
Attorney at Law
342 Cool Springs Blvd.
Suite 202
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration is $0.00

Affiant:

Notary Public:

My Commission Expires:

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires 03-14-2023

ADDRESS OF NEW OWNER:
Michael J. Baron
1100 A W Grove Avenue
Nashville, TN 37203

SEND TAX BILLS TO:
Same

MAP/PARCEL:
105-09-0D-002.00

QUITCLAIM DEED

For and in consideration of Ten Dollars (10.00), cash in hand paid, the receipt of which is hereby acknowledged, **MICHAEL J. BARON AND WIFE, KRISTIN L. BARON, FORMERLY KNOWN AS KRISTIN L. STORY,** (hereinafter referred to as "**GRANTORS**") do quitclaim and convey all of their undivided right, title and interest to the hereinafter described property to **MICHAEL J. BARON AND KRISTIN L. BARON, HUSBAND AND WIFE,** (hereinafter referred to as "**GRANTEES**") their successors and assigns, in and to the following described tract of land:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

Being Unit A of West Grove Townhomes II, a horizontal property regime with private elements, established by the Declaration of Covenants, Conditions and Restrictions of record in Instrument #20080312-0024980 and corrected in Instrument #20080502-0045185, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Michael J. Baron and wife, Kristin L. Story, by Warranty Deed from Province Builders, LLC, dated January 28, 2010, of record in Instrument No. 20100330-0023487, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as: 1100 A W Grove Avenue, Nashville, TN 37203.

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.

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

IN WITNESS WHEREOF, this document was executed this the ____day of October, 2020.

MICHAEL J. BARON

KRISTIN L. BARON

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, in and for said County and State, appeared **MICHAEL J. BARON AND KRISTIN L. BARON**, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal in Franklin, Tennessee, this ____day of October, 2020.

Notary Public

My Commission Expires:

