QUITCLAIM DEED

Karen Johnson
Batch # 1133318
05/10/2024 09:05:51 AM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20240510-0034457

RUFFIN CRAIG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Jack R. Baker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 day of April, 2024.

Notary Public

MY COMMISSION EXPIRES: 4.19.27
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY AND RETURN TO

The Law Office of S. Ruffin Craig, Jr., PLLC
750 Old Hickory Blvd.
Bldg. Two, Suite 150
Brentwood, Tennessee 37027

This instrument was prepared by information furnished by the parties herein.

No Warranty of Title either expressed or implied

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jack R. Baker and Kimberly N. Baker, Co-Trustees of the Baker Family Revocable Trust	New Owner	116-2-B-36 8DZ 78369
(NAME)	(NAME)	
5133 Annesway Dr.		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Zero Dollars ($0.00), and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Jack R. Baker and wife, Kimberly N. Baker, ("Grantors")**, do hereby release, quit claim and convey unto **Jack R. Baker and Kimberly N. Baker, Co-Trustees of the Baker Family Revocable Trust, dated April 19, 2024, ("Grantee")**, all of Grantors' interest in and to a certain tract or parcel of real estate located in Williamson County, Tennessee, described as follows to wit:

A tract or parcel of land located in the First Civil District of Davidson County, Tennessee, being Lot No. 41 on the Final Plat of Hill Place, of record in Plat Book 7900, Page 913 and Pages 923-932 (at Page 925), as amended by Surveyor's Certificate of Correction, of record in Book 9854, Page 235, all in the Register's Office for Davidson County, Tennessee, to which Plat and amendment reference is hereby made for complete details of description.

BEING the same property conveyed to Jack R. Baker and wife, Kimberly N. Baker by deed from Richard F. Bryan, unmarried, of record in Book 10959, Page 929, Register's Office for Davidson County, Tennessee.

This is improved property with an address formerly of 5133 Annesway Dr., Nashville, Tennessee, 37205.

The legal description contained herein is the same as that contained in the previous deed of record.

WITNESS MY HAND this 19 day of April, 2024.

Jack R. Baker

Kimberly N. Baker

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 19 day of April, 2024, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Jack R. Baker and Kimberly N. Baker**, to me known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

Notary Public

Commission expires: 4.10.27

RUFFIN CRAIG
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON