

**Prepared By:**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**After Recording Return To:**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

SPACE ABOVE THIS LINE FOR RECORDER'S USE

\_\_\_\_\_  
Tax Parcel Number:

**QUIT CLAIM DEED**

THIS \_\_\_ day of \_\_\_\_\_, \_\_\_\_\_,

For valuable consideration of \_\_\_\_\_ Dollars (\$\_\_\_\_\_),  
and other good and valuable consideration, the receipt and sufficiency of which are  
hereby acknowledged; OR  as a gift and for no cash consideration,

\_\_\_\_\_ and  
\_\_\_\_\_ (hereinafter called the Grantor, collectively, as  
the case may be) whose address is \_\_\_\_\_  
\_\_\_\_\_

*hereby remises, releases, and quit claims*

unto \_\_\_\_\_, and  
\_\_\_\_\_ (hereinafter called the Grantee, collectively, as the case may be) whose address is \_\_\_\_\_  
\_\_\_\_\_

ALL OF GRANTOR'S RIGHT, TITLE AND INTEREST, IF ANY, IN AND TO THAT  
CERTAIN REAL PROPERTY SITUATED IN the County of \_\_\_\_\_, State  
of \_\_\_\_\_, known as



**Parcel Id.:** \_\_\_\_\_

**Legal Description:** Set forth on Exhibit A hereto and incorporated herein by this reference.

**Referred to herein as the “Property”.**

THE PROPERTY IS QUIT CLAIMED TO GRANTEE WITHOUT COVENANT, REPRESENTATION OR WARRANTY OF ANY KIND OR NATURE WHATSOEVER, WHETHER EXPRESS OR IMPLIED, WHETHER AS TO TITLE, HABITABILITY, FITNESS FOR A PARTICULAR PURPOSE OR OTHERWISE. ANY AND ALL WARRANTIES THAT MIGHT ARISE BY COMMON LAW OR BY STATUTE, AS THE SAME MAY BE HEREAFTER AMENDED FROM TIME TO TIME, ARE HEREBY EXPRESSLY EXCLUDED,

THE PROPERTY IS QUIT CLAIMED SUBJECT TO any and all easements, building and use restrictions, mineral rights, encumbrances, liens, covenants, and liabilities as may appear of record or as may otherwise exist, whether recorded or unrecorded. By its acceptance of delivery of this Quit Claim Deed, Grantee hereby assumes the payment of all ad valorem taxes, standby fees, general and special assessments of whatever kind or character affecting the Property which are due, or which may become due, for any tax year or assessment period prior to the date of this Quit Claim Deed, including, without limitation, taxes or assessments becoming due by reason of a change in usage or ownership of the Property, or both.



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IN WITNESS WHEREOF, Grantor hereby executes this Quit Claim Deed as of the date set forth above.

Grantor: \_\_\_\_\_

By: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Title: \_\_\_\_\_

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Witness

Grantor: \_\_\_\_\_

By: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Title: \_\_\_\_\_

\_\_\_\_\_  
Witness

\_\_\_\_\_  
Witness



STATE OF \_\_\_\_\_ )  
 ) ss.  
COUNTY \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, by \_\_\_\_\_, \_\_\_\_\_ of Grantor.

\_\_\_\_\_  
Notary Public

My commission expires:

\_\_\_\_\_

STATE OF \_\_\_\_\_ )  
 ) ss.  
COUNTY \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_, by \_\_\_\_\_, \_\_\_\_\_ of Grantor.

\_\_\_\_\_  
Notary Public

My commission expires:

\_\_\_\_\_



**Exhibit A**

**Legal Description**

