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| State of \_\_\_\_\_\_\_\_\_\_ | Rev. xxxxxx  |

PLEASE USE THE SPACE BELOW FOR THE COUNTY RECORDER’S OFFICE:

This instrument was prepared by:

[Preparer’s Name]

[Preparer’s Street Address]

[Preparer’s City, State Zip Code]

After recording, mail document

and tax statements to:

[Grantee’s Name]

[Grantee’s Street Address]

[Grantee’s City, State, Zipcode]

[Parcel Number: [insert number]]

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| QUITCLAIM DEED |

This Quitclaim Deed (the “Deed”) is made effective this [month, day, year] (the “Effective Date”) between [Name(s)] (the “Grantor”), [an individual/ a married couple /a married individual/ a corporation / a limited liability company / a partnership / a trust / individuals] whose mailing address is \_\_\_\_\_\_\_\_\_\_\_\_\_ , and [Name(s)] (the “Grantee”), [an individual/ a married couple / a married individual/a corporation / a limited liability company / a partnership / a trust / individuals] whose mailing address is \_\_\_\_\_\_\_\_\_\_\_\_\_.

WITNESSETH, that the Grantor, for and in consideration of the sum of $ \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ (United States Dollars) and other good and valuable consideration, to it in hand paid by Grantee, the receipt whereof is hereby acknowledged, does hereby quitclaim, convey and release unto Grantee all interest Grantor has, if any, in the real property (the “Property”) located in [an unincorporated area in] \_\_\_\_\_\_\_\_ [county where property is located] County, \_\_\_\_\_\_\_ [state where property is located], and more particularly described as follows:

[Please fill in accurate legal description]

[SUBJECT to the following:]

[Please fill in any exceptions]

TO HAVE AND TO HOLD unto said Grantee, its successors and assigns, forever.

[Grantor declares that the transfer is exempt from any documentary transfer taxes.]

[Grantor declares that the documentary transfer tax is $\_\_\_\_\_ [amount of transfer tax], computed on the full consideration or value of property conveyed.]

**EXECUTED** this \_\_\_\_\_\_\_\_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 20\_\_\_\_\_\_\_\_\_\_\_.

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| **Grantor** Signature |  | **Grantor** Name |

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| **Grantee** Signature |  | **Grantee** Name |

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| **Grantor** Name |  | **Representative** Signature |  | **Representative** Name and Title |

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| **Grantee** Name |  | **Representative** Signature |  | **Representative** Name and Title |

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|  |  |  |
| **Witness 1** Signature |  | **Witness 1** Name (Print) |
|  |  |  |
| **Witness 2** Signature |  | **Witness 2** Name (Print) |

In consideration of the sum paid above and other good and valuable consideration, to it in hand paid by Grantee, the receipt whereof is hereby acknowledged, I, \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ [spouse’s full name], of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ [spouse’s address], spouse of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ [insert Grantor’s name here], do hereby waive and release all homestead, dower, curtesy, community property and any other rights, title or interest in the above Property.

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| **Spouse**’s Signature |

ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_.

COUNTY OF \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_.

On this day, personally appeared before me, \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, to me known to be the person(s) described in and who executed the within instrument, and acknowledged that they signed the same as their voluntary act and deed, for the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed on this \_\_\_\_\_\_\_\_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 20\_\_\_\_\_\_\_\_\_\_.

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| **Notary's Public** Signature |
| **(Date)** |
| My Commission Expires |

[DESIGN NOTE: keep 3 inches]