

## **MISSOURI QUIT CLAIM DEED**

The Missouri Quit Claim Deed transfers your interest in a property to a buyer. This type of deed offers no protections to the buyer.

The quit claim deed **MUST BE NOTARIZED**. Both you and the buyer will be required to show a valid form of identification to the notary. Most deed disputes involve a quit claim deed. Unless you're willing to spend hours in a courtroom, do not execute this type of deed unless you're absolutely positive you have all legal rights to sell the property and that there are no issues with ownership or property boundaries and that there are no liens on the property.

**QUIT CLAIM DEED**

**THIS DEED** is made and entered into to be effective as of this \_\_\_\_ day of \_\_\_\_\_, 20\_\_ , by and between \_\_\_\_\_, a \_\_\_\_\_, with a mailing address of \_\_\_\_\_ hereinafter referred to as the Grantor, and \_\_\_\_\_, a \_\_\_\_\_ with a mailing address of \_\_\_\_\_, hereinafter referred to as the Grantee.

**WITNESSETH**, that the said Grantor, for and in consideration of the sum of \_\_\_\_\_ Dollar(s) and other valuable considerations paid by the said Grantee, the sufficiency and receipt of which is hereby acknowledged, does by these presents **REMISE, RELEASE AND FOREVER QUIT CLAIM** unto the said Grantee, the following described Real Estate in the County of \_\_\_\_\_, State of Missouri:

**SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN**

**TO HAVE AND TO HOLD** the same, together with all rights and appurtenances to the same belonging, unto the said Grantee, and to the successors and assigns of Grantee forever. So that neither the said Grantor, nor Grantor's successors or assigns, nor any other person or persons for Grantor or in Grantor's name or behalf, shall or will hereafter claim or demand any right or title to the aforesaid premises, or any part thereof, but they and every one of them shall, by these presents, be excluded and forever barred.

**IN WITNESS WHEREOF**, the said Grantor has executed these presents the day and year first above written.

Grantor:

\_\_\_\_\_

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

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

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

STATE OF \_\_\_\_\_ )  
 ) SS.  
COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me appeared \_\_\_\_\_ of \_\_\_\_\_, a \_\_\_\_\_, to me personally known, who, being by me duly sworn, did say that he is the \_\_\_\_\_ of \_\_\_\_\_, and that on behalf of said corporation, by authority of its board of directors, said \_\_\_\_\_ of \_\_\_\_\_ acknowledged said instrument to be the free act and deed of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State aforesaid on the day and year above written.

\_\_\_\_\_  
Notary Public  
Printed Name: \_\_\_\_\_

My Commission Expires:

\_\_\_\_\_