BOOK 9846 PG 152

THIS INSTRUMENT WAS PREPARED BY:

Martin A. Kooperman, Attorney
One Church Street--Suite 300
Nashville, TN. 37201
(615) 259-1214

****

ADDRESS OF NEW OWNER(S):	**SEND TAX BILLS TO:**	**MAP/PARCEL**
Mr. James H. Watkins 854 Todd Pries Drive Nashville, TN 37221	Mr. James H. Watkins 854 Todd Pries Drive Nashville, TN 37221	Map: 142-9A Parcel: 27

****

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of No Dollars and No Cents ($0.00), cash in hand paid by the hereinafter named Grantee, and for other good and valuable consideration, the receipt all of which is expressly acknowledged, I, Carol Watkins, hereinafter called the Grantor have bargained and sold and do hereby quitclaim and convey unto James H. Watkins, his heirs, successors, and assigns, all of my right, title and interest in and to the following described tract/parcel of land together with all improvements in Davidson County, Tennessee, described as follows, to wit:

> ***LAND** in Davidson County, Tennessee, being Unit No. 32-B, on the plan of Doral Country Villa Condominiums, Section 2, according to the Master Deed of record in Book 5011, Page 395 Register's Office of Davidson County, Tennessee, and more particularly described in Plat Book 4860, Page 122, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.*
> *for a more complete description.*
>
> ***BEING** the same property conveyed to James H. Watkins and wife, Carol Watkins, by deed from Melanie Wheeler, unmarried, of record in Book 9063, Page 525 Register's Office of Davidson County, Tennessee.*
>
> *AS PART OF THE ABOVE CONSIDERATION, IT IS AGREED AND UNDERSTOOD that the above named Grantee(s) assume and agree to pay the remaining unpaid balance on a Promissory Note secured by a Deed of Trust, of record in Book 6831, Page 440, said Register's Office payable according to the terms and conditions contained therein.*

This property is conveyed subject to covenants, conditions, restrictions, exceptions, easements, leases, and reservations of whatsoever nature of record, if any, relating to the above described property, shown of record in Davidson County, Tennessee, and also to the zoning laws and other restrictions, regulations, ordinances or statutes of municipal or governmental authorities, if any, relating to the above described property.

This is improved property known as 854 Todd Pries Drive, Nashville, Tennessee, 37221.

IN WITNESS WHEREOF, I have hereunto set my hand this 11 day of Sept., 1995.

CAROL WATKINS

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Carol Watkins, the Grantor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing Quitclaim Deed for the purposes therein contained.

THIS the 11 day of Sept, 1995.

NOTARY PUBLIC

KATHLEEN A. MARCINIAK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires:

Nov. 28 1998

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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

3480 11/01 0101 03CHECK 8.00

The actual consideration or value, whichever is greater, for this transfer is $00.00.

AFFIANT

Sworn and subscribed before me this 12 day of Sept, 1995.

NOTARY PUBLIC

KATHLEEN A. MARCINIAK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires:

Nov 28 1998

011039

RECEIVED FOR REFERENCE

95 NOV -1 PM 2:40

FELIX ... REGISTER
DAVIDSON COUNTY, TN.