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BILL GARRETT, Davidson County
Trans:T20090050498 DEEDQC
Recvd: 07/27/09 13:25 2 pgs
Fees:12.00 Taxes:0.00
20090727-0070171

Realty Title

FORM No. WD-1

THIS INSTRUMENT WAS PREPARED FROM INFORMATION FURNISHED BY PARTIES. PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS WITH REGARD TO TITLE OF THE SUBJECT PROPERTY, THE ACCURACY OF THE INFORMATION RECEIVED OR THE VALIDITY OF ANY PLAT OR SURVEY REFERENCED. DIANE M. MANN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TN	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $-0- Gaelon Watkins AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF July, 2009. NOTARY PUBLIC MY COMMISSION EXPIRES: 2/11/13 (AFFIX SEAL)

This instrument prepared by: Realty Title & Escrow Company, Inc.
3815 Cleghorn Ave., Suite 102, Nashville, TN 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	Tax Bills to:	MAP-PARCEL NUMBERS
Gaelon Watkins	New Owner	81-8-399
(NAME) 1920 Broadway	(NAME)	
(STREET ADDRESS) Vallejo, CA 94859	(STREET ADDRESS)	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, Gaelon Watkins, by these presents, quitclaims and conveys unto Gaelon Watkins and Clarence Turner and wife, Janice Turner, all of their right, title and interest in and to the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, described as follows to wit:

BEING the Westerly 40 feet of Easterly 120 feet of Lot Nos. 246 and 248 in the North Nashville Real Estate's Company's Plat of Lots, of record in Book 21, Page 105, Register's Office for said County.

Said parts of Lots 246 and 218 front 40 feet on the Southerly side of Buchanan, formerly Carroll Street and run back between parallel lines with the westerly margin of Seventh Avenue north, formerly Vine Street, 100 feet to a dead line.

Being the same property conveyed to Gaelon Watkins by deed from Clarence Turner of record in Instrument No. 20061215-0154985, Register's Office for Davidson County, Tennessee.

Subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 705 Buchanan St., Nashville, TN 37208.

Witness my hand this 21st day of July, 2009.

Gaelon Watkins

Gaelon Watkins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named, Gaelon Watkins the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, TN, this 21st day of July, 2009.

Notary Public



My commission expires: 2/11/13