BILL GARRETT, Davidson County
Trans:T20110062278 DEEDQC
Recvd: 10/06/11 09:52 2 pgs
Fees:17.00 Taxes:0.00
20111006-0077614

FROM
James R. Watts **AND**

FROM
Richard A. Northcutt

TO
Richard A. Northcutt

TO
James R. Watts and wife Wanda Gaye Watts

TRUSTEE'S QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James R. Watts	NEW OWNER	MAP 81-12
2819 Gallatin Road		PARCEL 142
Nashville, TN 37216		

THIS INSTRUMENT WAS PREPARED BY:
METROPOLITAN ESCROW, INC.
217 PINEWAY DRIVE
NASHVILLE, TN 37217

prepared from information furnished by the parties.

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF October, 2011.

Notary Public

MY COMMISSION EXPIRES: 1/7/13

SHARON KELLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create tenants in common with full right of survivorship, I/We James R. Watts by these presents do hereby quitclaim and convey all my right, title and interest unto Richard A. Northcutt Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

BEING Lot No. 37, on the Plan of Buena Vista Heights Addition, of record in Plat Book 161, Page 19, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to James R. Watts by deed from Joyce B. Wright, of record in Instrument 20090305-0019985, dated March 5, 2009, Register's Office for said County.

unimproved ( )
improved (X) property, known as 1724A Pecan Street, Nashville, TN 37208

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And now, I the said Richard A. Northcutt, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey all my right, title and interest unto James R. Watts and wife Wanda Gaye Watts, heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 4th day of October, 2011.

James R. Watts

Richard A. Northcutt, Trustee

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 James R. Watts, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of ~~September,~~ October 2011.

My Commission Expires: 1/7/13

Notary Public

SHARON KELLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

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, Richard A. Northcutt, Trustee, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 4th day of October, 2011.

My Commission Expires: 1-9-12

Notary Public

ANITA LESTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.