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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	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $-0- Teresa A Watson AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF December, 2011 NOTARY PUBLIC MY COMMISSION EXPIRES: _____ (AFFIX SEAL)

DIANE K. MANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 02-11-2013

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 – NEW OWNER	MAP-PARCEL NUMBERS
Teresa Ann Watson (NAME)	(NAME)	96-10-79
2849 Teakwood Drive (STREET ADDRESS)	(STREET ADDRESS)	
Nashville, TN 37214 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (P.O. ZIP)	

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, Patricia Marie Johnson, by these presents, quitclaims and conveys unto Teresa Ann Watson, all of herr right, title and interest in and to the following tract or parcel of land, to-wit:

Land in Davidson County, Tennessee, being Lot No. 240 on the Map of Cloverhill, Section VI, as of record in Book 2133, Page 89, Register's Office for said County, described as follows:

Beginning at a point in the southerly margin of Teakwood Drive, the common corner of Lots Nos. 240 and 239 on said Plan; thence southerly with the line between said Lots, 165.2 feet to a point, the common rear corner of said lots and being a point in the northerly line of Lot No. 275 on said Plan; thence easterly with the line between Lots Nos. 240 and 275, 120 feet to a point in the westerly margin of Colfax Drive; thence northerly with the westerly margin of Colfax Drive, 142.6 feet to a point, the beginning of a curve; thence around said curve, northwesterly, said curve having a radius of 20 feet, 31.42 feet to a point in the southerly margin of Teakwood Drive; thence westerly with the southerly margin of Teakwood Drive, 100 feet to the point of beginning.

Being the same property conveyed to Patricia Marie Johnson and Teresa Ann Watson by Quitclaim Deed from Ernest Herbert Martin and wife, Marie Martin, of record in Instrument No. 20070216-0019848, 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 2849 Teakwood Drive, Nashville, TN 37214.

BILL GARRETT, Davidson County
Trans:T20120000892 DEEDQC
Recvd: 01/05/12 09:21 2 pgs
Fees:12.00 Taxes:0.00
20120105-0001021

Witness my hand this 29th day of December, 2011 ~~200~~.

Patricia Marie Johnson

Patricia Marie Johnson

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, Patricia Marie Johnson, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, TN, this 29th day of December, 2011.

Diane K. Mann
Notary Public

My commission expires: 2/11/2013

DIANE K. MANN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 02-11-2013