This instrument was prepared upon information furnished by the parties by:
Christopher L. Cantrell, Attorney-at-Law, 210 East Public Square, Smithville, TN 37166

Assessor of Property
Davidson County, Tennessee:

This is to certify that I have copied the names of the vender(s) and vendee(s) in said deed of conveyance for the purpose of making proper corrections on the roll of assessment.
MAP 091.16-0 PARCEL 194.00
DATE _____ TAX YEAR _____

_____ ASSESSOR

Name and Address of Persons responsible for taxes: New Owner:
Jan Lyall Watson, et ux.
221 Lewisburg Avenue
Franklin, TN 37064

STATE OF TENNESSEE
COUNTY OF DeKalb

I or we, hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $ - 0 - , which amount is equal to or greater than the amount which the property transferred ~~would command at fair voluntary sale.~~

_____ AFFIANT

Sworn to and subscribed before me on this the 30 day of April, 2012.

LUCINDA CARTER
STATE OF TENNESSEE
NOTARY PUBLIC
DEKALB COUNTY

Lucinda Carter, D.
Notary Public or Register of Deeds

My Commission Expires: 11/30/14

QUITCLAIM DEED

THIS INSTRUMENT made and entered into on this the 26 day of April 2012, by and between, JUSTIN HICKS, hereinafter referred to as "Party of the First Part", and JAN LYALL WATSON and wife, MARY ALAINA WELLS, hereinafter referred to as "Party of the Second Part".

WITNESSETH:

THAT, FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid, the receipt of which amount being hereby acknowledged, and other good and valuable considerations, the Party of the First Part conveys and quitclaims unto the Party of the Second Part, all of her interest in and to the following described real estate situated in Davidson County, Tennessee, to-wit:

Being Lot No. 203 on the plan of Block 8 of Charlotte Park Company's Plan, of record in Book 57, page 103, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Said Lot No. 203 fronts 50 feet along the northerly side of Elkins Avenue and extends back 150 feet along the easterly and westerly side lines to a rear line measuring 50 feet thereon.

BILL GARRETT, Davidson County
Trans:T20120033353 DEEDQC
Recvd: 05/07/12 09:54 2 pgs
Fees:12.00 Taxes:0.00
20120507-0038983

Being the same property described in a conveyance from Martha Y. Blankenship, unmarried, to Justin Hicks by Warranty Deed of record in Instrument Number 20120423-0034512, Register's Office, Davidson County, Tennessee.

~~TO HAVE AND TO HOLD said lands, including the appurtenances thereon situated, and all the right, title, estate and interest thereto belonging to the said JAN LYALL WATSON and wife, MARY ALAINA WELLS, her heirs and assigns, forever.~~ LC

IN TESTIMONY WHEREOF, the Party of the First Part has caused this instrument to be signed on this the 26 day of April 2012.

JUSTIN HICKS

STATE OF TENNESSEE

COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a Notary Public, in and for the aforesaid state and county, JUSTIN HICKS with whom I am personally acquainted (or proven to me on the basis of satisfactory evidence), and who acknowledged to me that he executed the within and foregoing instrument for the purposes therein contained.

WITNESS my hand and seal of office in Franklin, Tennessee on this the 26 day of April, 2012.

NOTARY PUBLIC

MY COMMISSION EXPIRES: May 6, 2015.

CHRIS CANTRELL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY