BILL GARRETT, Davidson County
Trans: T20120050146 DEEDQC
Recvd: 07/09/12 09:55 2 pgs
Fees: 12.00 Taxes: 0.00

20120709-0059933

PREPARED BY: *ROBERT J. HAZARD, ESQ.* GULLETT SANFORD ROBINSON & MARTIN PLLC 150 THIRD AVENUE S., STE. 1700 | NASHVILLE TN 37201 **PHONE** | 615.244.4994 **EMAIL** | RHAZARD@GSRM.COM **WEBSITE** | GSRM.COM	STATE OF TENNESSEE) COUNTY OF DAVIDSON) THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $NONE. AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS 5TH DAY OF JULY, 2012. NOTARY PUBLIC MY COMMISSION EXPIRES: 1/07/2013

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
David Ronald Watson, Trustee 2520 Sunset Place Nashville, TN 37212	Same	Map 104-15 Parcel 83

QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS that **DAVID RONALD WATSON**, individually and as Devisee under the Last Will and Testament of James Luke Collins, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby releases, remises and forever quitclaims unto **DAVID RONALD WATSON**, Trustee of **THE DAVID RONALD WATSON REVOCABLE LIVING TRUST**, dated July 5, 2012, and its successors and assigns, all of his right, title and interest in and to a certain tract of improved land in Nashville, Davidson County, Tennessee, commonly known as 2522 Sunset Place and being more particularly described as follows:

Being the westerly half of Lot No. 34 on the Map of Sunset Park, as of record in Book 332, page 132, Register's Office for said County.

Said part of Lot No. 34 fronts 50 feet on the northerly side of Sunset Place, formerly Turner Avenue, and runs back between parallel lines 160.5 feet to a dead line.

Being the same property conveyed to James L. Collins (unmarried) and David R. Watson (unmarried) by deed from George M. Walker and wife, Elizabeth S. Walker, as of record in Book 4698, page 339, said Register's Office.

James L. Collins, being one and the same as James Luke Collins, died in 1995 and his Will was duly probated in the Probate Court of Davidson County, Tennessee, as Case No. 95P-647, and recorded in Will Book 197 at page 290. James L. Collins devised his entire right, title, and interest to all real property unto David Ronald Watson, whereby David Ronald Watson became the sole owner.

This property is known as 2522 Sunset Place, Nashville, Tennessee 37220.

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

WITNESS my hand this 5th day of July, 2012.

David Ronald Watson

DAVID RONALD WATSON

STATE OF TENNESSEE)
COUNTY DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named **DAVID RONALD WATSON**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the foregoing instrument as such person's free act and deed and for the purposes contained therein.

WITNESS my hand and official seal, at office, this 5th day of July, 2012.

Linda H. Robertson

Notary Public

LINDA H. ROBERTSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires: 1/07/2015

492656.1/2012147