BILL GARRETT, Davidson County
Trans:T20140022296 DEEDQC
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Fees:12.00 Taxes:0.00
20140402-0027526

THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
202 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Part of Map & Parcel:
Ironwood Investments, LLC 6558 Leipers Creed Rd. Columbia, TN 38401	New Owner	071-16-0-002.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Jan Watson, a married man***, by these presents do hereby quitclaim and convey unto **Ironwood Investments, LLC, a Tennessee limited liability company**, their heirs, successors and assigns, all their right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 1 on the Minor Revision, Lots #7 & p/o #8, Joe Brown Estates of record in Instrument Number 20140313-0021242, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Latoya White by Quitclaim Deed from Bernadette R. White of record at Instrument No. 20090210-0011618, Register's Office for Davidson County, Tennessee, dated December 30, 2008 and recorded on February 10, 2009.

Being a part of the same property conveyed to Jan Watson, a married man by deed from Latoya White, unmarried of record in Instrument No. 20130715-0073161 Register's Office for Davidson County, Tennessee, dated July 11, 2013 and recorded on July 15, 2013.

** Neither Grantor nor Grantor's spouse ever resided in the above-referenced property.*

This is unimproved property known as 1308 N. 5th St., Unit A (aka Lot 1), Nashville, TN 37207.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this the
2nd day of April, 2014.

Affiant

My commission expires:

Notary Public

(Affix Seal)

ANNE MARIE CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires August 23, 2016

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 2nd day of April, 2014.

Jan Watson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Jan Watson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 2nd day of April, 2014.

Notary Public

My Commission Expires: