This Instrument Prepared By:
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BILL GARRETT, Davidson County
Trans:T20140022664 DEEDQC
Recvd: 04/03/14 15:36 3 pgs
Fees:17.00 Taxes:0.00
20140403-0027932

FROM: Brenda Lee Watson ("Grantor")

TO: Mark Edward Watson ("Grantee")
6713 Autumnwood Drive
Nashville, Tennessee 37221

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills To:**	**Map & Parcel No.:**
Mark Edward Watson 6713 Autumnwood Drive Nashville, Tennessee 37221	Same	155.08-OC-103.00-CO

FOR AND IN CONSIDERATION of the sum of $-0-, in accordance with the terms and conditions of the Final Decree of Divorce entered by the Circuit Court for Davidson County, Tennessee, Docket No. 10D-392, I, Brenda Lee Watson, by these presents, do hereby quitclaim and convey to Mark Edward Watson, his heirs and assigns, my entire undivided interest in and to the following described real property:

Land in Davidson County, State of Tennessee, to wit:

Lot 103, Plan of Poplar Creek Estates, Phase 2, as shown on plat of record in Plat Book 6900, pages 339-347 and revised in Book 7900, pages 888 and 889, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

This conveyance is subject to the following:

All matters appearing on the plan of Poplar Creek Estates, Phase 2, of record in Book 6900, pages 339-347, as revised in Book 7900, pages 888 and 889, Register's Office for said County.

Restrictive Covenants contained in instrument of record in Book 6662, page 433, as amended in Book 6804, page 586; Book 6987, page 966, and Book 7964, page 33, Register's Office for said County.

Declaration of Covenants, Conditions and Restrictions of record in Book 9472, page 824, Register's Office for said County.

Homeowners Association Charter of record in Book 7120, page 125, Register's Office for said County.

Storm Water Detention Agreement of record in Book 7099, page 299, Register's Office for said County.

Being the same property conveyed to Mark Edward Watson and wife, Brenda Lee Watson, by deed from We Buy Middle Tennessee, LLC of record in instrument 20100827-0067879, Register's Office for Davidson County, Tennessee.

This is improved property known as 6713 Autumnwood Drive, Nashville, Tennessee 37221.

AND NOW, I, Brenda Lee Watson, do hereby quitclaim and convey unto Mark Edward Watson, his heirs and assigns, all of my interest in the property hereinabove described and to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 12th day of November, 2013.

Brenda Lee Watson
BRENDA LEE WATSON, Grantor

STATE OF TENNESSEE
COUNTY OF Shelby

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Brenda Lee Watson, the within named bargainor(s), with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Memphis, Tennessee, this 12th day of November, 2013.

Emily Dawson
Notary Public

My Commission expires: 7/18/15

EMILY DAWSON
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF SHELBY
MY COMM. EXP. JULY 18, 2015

STATE OF TENNESSEE
COUNTY OF Shelby

The actual consideration or true value of this transfer, whichever is greater is $0.00.

Brenda Lee Watson
BRENDA LEE WATSON

Subscribed and sworn to before me this 12th day of November, 2013.

Emily Dawson
Notary Public

My Commission expires: 7/18/15

EMILY DAWSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY
MY COMM. EXP. JULY 18, 2015

Disclaimer

Preparer of this document makes no warranties as to title on the property herein conveyed. This Deed was prepared from information furnished to preparer and preparer makes no warranties as to the accuracy of information furnished.