BILL GARRETT, Davidson County
Trans:T20150012805 DEEDQC
Recvd: 02/23/15 09:13 2 pgs
Fees:12.00 Taxes:0.00
20150223-0015101

THIS INSTRUMENT PREPARED BY:
Deanie L. Gregory, Attorney-at-Law
GREATER NASHVILLE TITLE & CLOSING COMPANY
With information furnished by the parties hereto
And without the benefit of a title search and/or
Examination of title
200 Madison Street
Madison, TN 37115

RETURN TO
GREATER NASHVILLE
TITLE & CLOSING CO.
200 MADISON STREET
MADISON, TN 37115

Address New Owner:	Send Tax Bills to:	Tax ID Nos.
Brenda Gail Crowell 1006 Falls Avenue Madison, TN 37115	Same as New Owner	052 09 0 019.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Donald R. Knotts, Sr.,** Grantor, by these presents do hereby quitclaim and convey unto **Brenda Gail Crowell,** Grantee, her successors and assigns, all my right, title, and interest, which is a one-half undivided interest, in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 2 on the Resubdivision of Lots Nos. 9, 10 and 11 and Reserve Tract of Montague Valley of Rest of record in Book 4955, Page 102, Register's Office for Davidson County, Tennessee to which plat reference is here made for a complete description thereof.

Being the same property conveyed to Donald R. Knotts, Sr., Brenda Gail Crowell and Alvin Eugene Knotts, a one-third undivided interest each as tenants in common, by Warranty Deed from James Kenneth Williams and wife, Juanita Lynn Williams, dated August 14, 1998 and recorded August 19, 1998 in Book 11072, Page 471, Register's Office for Davidson County, Tennessee. The said Alvin Eugene Knotts and wife, Katherine Anderson Knotts subsequently conveyed all their right, title and interest, which was a one-third undivided interest, to Donald R. Knotts, Sr. and Brenda Gail Crowell as tenants in common by Quitclaim Deed dated October 17, 2011 and recorded as Instrument No. 20111103-0085852, Register's Office for Davidson County, Tennessee.

The above property description is copied from current deeds referenced above.

THIS IS IMPROVED PROPERTY KNOWN AS 1012 Falls Avenue, Madison, TN 37115

SAID PROPERTY is conveyed subject to such limitations, encumbrances, etc. , if any, as may affect the premises, including, but not limited to any unpaid property taxes, restrictive covenants and easements if any, as may be of record in the Register's Office for Davidson County, Tennessee, subject to any matter set forth on the Resubdivision of Lots 9, 10, 11 and Reserve Tract of Montague Valley of Rest which plat is of record in Book 4955, Page 102, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, I have hereunto set my hand this the 19th **day of** February, **2015.**

Donald R. Knotts, Sr.

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Donald R. Knotts, Sr.** the bargainor, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence), and who has acknowledged that he executed this instrument for the purposes set forth herein.

Witness my hand and official seal at office at Madison, Tennessee, this the 19th day of February, 2015.

My commission expires: 1-9-2018

Notary Public

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $NONE.

Affiant

SWORN TO AND SUBSCRIBED BEFORE ME

THIS THE 19th DAY OF February, 2015.

Notary Public

My commission expires: 1-9-2018

DEANIE L. GREGORY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY