BILL GARRETT, Davidson County
Trans:T20150064759 DEEDQC
Recvd: 08/05/15 10:33 2 pgs
Fees:12.00 Taxes:0.00
20150805-0077791

THIS INSTRUMENT WAS PREPARED BY:
Signature Title Services, LLC
4751Trousdale Drive, Suite 111
Nashville, TN 37220

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THE TRANSFER IS $-0-

ELIZABETH MAISON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Affiant

SUBSCRIBED AND SWORN TO BE ME, THIS 30 DAY OF July ~~2014~~. 2015.

Notary Public
My Commission Expires: 2.11.16

Address of New Owner:
Quinisha L. Williams
1424 E. Cedar Ln.
Madison, TN 37115

Send Tax Bill To:
New Owner

Map/Parcel Numbers:
053090A00900CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **QUINISHA L. WILLIAMS, A MARRIED WOMAN,** herein called "GRANTOR", by these presents, does hereby quitclaim and convey unto **QUINISHA L. WILLIAMS, A MARRIED WOMAN** herein called "GRANTEE", their successors, heirs and assigns all of their rights, title and interests in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 1424 of Neely's Bend Villas, as of record in Plat Book 5200, page 262, in the Davidson County Register's Office, to which reference is hereby made for a more complete and accurate description of said unit.

Being the same property conveyed to Dennis Dean, a married man by Warranty Deed from Connie S. Babakian and wife, Frederic Allen Babakian dated 09/23/08 and recorded on 09/30/08 in Instrument No. 20080930-0099018, said Register's Office for said county.

Being further the same property conveyed to Quinisha L. Williams by Deed from Dean Dennis dated July 30, 2015, of record in Instrument No. 20150805 - 0077788, Register's Office for said county. ADRIEL CHRETIEN WATKINS joins in this conveyance to transfer any and all interest he may have in the property whether marital or otherwise.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

This is improved property known as 1424 E. CEDAR LN., MADISON, TN 37115.

WITNESS our hands this 30 day of July, 2015.

QUINISHA L. WILLIAMS

ADRIEL CHRETIEN WATKINS

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared QUINISHA L. WILLIAMS AND ADRIEL CHRETIEN WATKINS, whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the forgoing instrument for the purpose therein contained.

Witness my hand this 30 day of July, 2015

ELIZABETH MAISON
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY

Notary Public

My commission expires: 2.11.16