BILL GARRETT, Davidson County
Trans:T20160021492 DEEDQC
Recvd: 03/16/16 10:55 2 pgs
Fees:12.00 Taxes:0.00
20160316-0024937

Return To:
McCann & Hubbard
1804 Williamson Ct, Suite 201
Brentwood, TN 37027
615-377-3319

THIS INSTRUMENT PREPARED BY:
McCann, Hubbard & Solomon
1804 Williamson Court, Suite 201
Brentwood, Tennessee 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me this 3 day of March, 2016.

RUSSELL J. McCANN NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF WILLIAMSON

NOTARY PUBLIC

My Commission Expires: MY COMMISSION EXPIRES JUNE 25, 2017

Address New Owners as Follows:
Johnna M. Benedict Watson
13 Middleton Park Lane
Nashville, TN 37215

Send Tax Bills To:
SAME

Map-Parcel:
157-080-A-016.00 CO

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Johnna M. Benedict Watson,** Grantor, hereby quitclaims and conveys all of her undivided right, title and interest to the hereinafter described property to the **Johnna Benedict Watson Revocable Trust uad May 15, 2006, Johnna Benedict Watson, Trustee,** as Grantee. Said property conveyed herein is described as follows:

A certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows:

Lot 16 of Middleton, a Residential Planned Unit Development, 3rd Revision recorded on May 16, 1989, of record in Book 6900, page 900, Register's Office for Davidson County, Tennessee, superseding Middleton, a Residential Planned Unit Development, 2nd Revision recorded on March 29, 1987, of record in Book 6900, page 257, Register's Office for said County.

Being the same property conveyed to Johnna M. Benedict Watson, by deed from Delores Ann Baisden, Trustee of Sharon K. Bennett Living Trust, Established December 23, 1999, of record as Instrument No. 20021230-0161763, Register's Office for Davidson County, Tennessee.

Being improved property known as 13 Middleton Park Lane, Nashville, Tennessee 37215.

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

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 3 day of March, 2016.

Johnna M. Benedict Watson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Johnna M. Benedict Watson**, with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence) who executed the foregoing instrument for the purposes herein contained.

Witness my hand and seal, at office, this 3 day of March, 2016.

Notary Public

My Commission Expires:

RUSSELL J. McCANN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
COMMISSION EXPIRES JUNE 25, 2017