BILL GARRETT, Davidson County
Trans:T20160043604 DEEDQC
Recvd: 05/24/16 13:32 2 pgs
Fees:12.00 Taxes:0.00
20160524-0052052

Record and Return Mail To:
This Instrument Prepared By:
RUSS COOK AND ASSOCIATES, P.C.
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information supplied by the parties

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map and Parcel No.
Ira Vaughn Hawkins, Trustee, Ira Vaughn Hawkins Revocable Living Trust Agreement 7466 Old Charlotte Pike Nashville, TN 37209	Same	114.00 0 025.01

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Vaughn Hawkins**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Ira Vaughn Hawkins, Trustee, Ira Vaughn Hawkins Revocable Living Trust Agreement dated May 18, 2016,** ("Grantee"), all of his interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in the 8th, formerly the 12th, Civil District of said County and State, being part of lot No. 6 of the division of the real estate of William Gower, deceased, as of record in Minute Book "H", page 487, County Court for said County, described according to a survey made by S.H. Hutchison, October 16, 1963, as follows: Beginning in the center of Charlotte Pike at the southeast corner of the J.C. Womack's 2.56 acre tract; thence with Womack's easterly line north 34° west 133 feet to a 10 inch elm; thence north 28° west 119.2 feet to a stake in fence; thence leaving Womack's line south 85° 30' east 320 feet to a stake cedar pointer; thence south 7° 15' west 175 feet to the center of Charlotte Pike; thence with the center of said Pike south 89° west 88 feet and south 78° 30' west 77.5 feet to the beginning, containing 1.87 acres, more or less.

Being the same property conveyed to **Vaughn Hawkins and wife, Vickie Hawkins**, by Warranty dated October 21, 1963, from **Lawrence Hawkins and wife, Lillian Hawkins**, recorded in Book 3643, Page 561, Register's Office of Davidson County, Tennessee. **Vickie Hawkins** passed away on August 6, 2014, resulting in **Vaughn Hawkins** becoming sole owner of the property.

Vaughn Hawkins and **Ira Vaughn Hawkins** are one and the same person.

This is improved property known as: **7466 Old Charlotte Pike, Nashville, TN 37209.**

(Description from prior deed of record).

IN WITNESS WHEREOF, the Grantor hereby affixes his signature on this the 18th day of May, 2016.

Vaughn Hawkins

Vaughn Hawkins

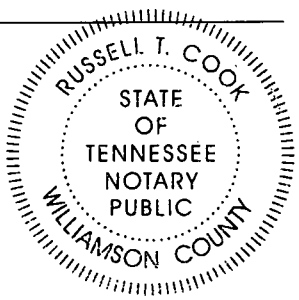
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Vaughn Hawkins**, with whom I am personally acquainted, and who acknowledged, upon oath, that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 18th day of May, 2016.

Notary Public

My Commission Expires:
10/20/2019



STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is Zero Dollars ($0).

Vaughn Hawkins

Affiant

Sworn to and subscribed to before me, this the 18th day of May, 2016.

Notary Public

My Commission Expires:
10/20/2019

