This Instrument Prepared By:
Thomas B. Cresswell, Jr.
Law Offices; TN BPR No. 006019
509 Baxter Lane
Nashville, TN 37220-2201
(615) 504-4558

Karen Y Johnson Davidson County
Batch# 161496 DEEDQC
11/16/2018 08:29:37 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20181116-0112841

QUITCLAIM DEED

(To Correct Name on Title to Property)

New Owner Address:	Send Tax Bills To:	Map Parcel No.
Margaret Chitwood-Watkins 5301 Trousdale Drive Nashville, TN 37220	**Margaret Chitwood-Watkins** 5301 Trousdale Drive Nashville, TN 37220	Map 160-4 Parcel 145 6DU-28512

FOR AND IN CONSIDERATION of the sum of Ten Dollars and 00/100 ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, **Margaret I. Chitwood** an individual resident of the State of Tennessee (as **Grantor)**, does hereby quitclaim and convey unto herself in her current name of **Margaret Chitwood-Watkins** (as **Grantee)**, her heirs, representatives, successors and assigns, any and all of Grantor's right(s), title, and interest(s) in and to the following real property situated in Davidson County, Tennessee, commonly known as 5301 Trousdale Drive, Nashville, Tennessee 37220, being more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 30 on the Plan of Brentview Hills, Section 7, as of record in Book 4175, page 89, said Register's Office.

Said Lot No. 30 fronts 105.10 feet on the westerly side of Trousdale Drive and fronts 120.0 feet on the southerly side of Trousdale Court, said frontages being joined by a curve having a distance of 46.35 feet and runs back 155.73 feet on the southerly line and 145.91 feet on the westerly line to a point of intersection.

BEING THE SAME PROPERTY conveyed to **JIM P. CHITWOOD AND WIFE, MARGARET I. CHITWOOD** from **W. E. DUNN CONSTRUCTION CO., INC.,** by Warranty Deed dated June 18, 1980, of record in Book 5615, Page 993, in the Davidson County Register's Office.

THIS CONVEYANCE is made for the sole purpose to clarify that title to the said real property is in the name of **Margaret Chitwood-Watkins** (a/k/a Margaret I. Chitwood), surviving spouse of Jim P. Chitwood, deceased.

Said property is conveyed subject to the same limitations, restrictions, and encumbrances as may affect the property, whether or not of record, which may include, but is not limited to, any and all applicable restrictions, easements and building set back lines as are shown in the records in the Davidson County Register's Office in Nashville, Tennessee.

NOTE: Margaret I. Chitwood was later married to William Tyra Watkins (Sr.), who is also deceased. She is currently known as Margaret Chitwood-Watkins for general purposes but is also known as Margaret I. Chitwood for purposes of Social Security and Medicare.

WITNESS the signature of Grantor on this the 12th day of November 2018.

Grantor:

By: Margaret I. Chitwood
Margaret I. Chitwood
{a/k/a Margaret Chitwood-Watkins}

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, a Notary Public in and for said County and State, personally appeared **Margaret I. Chitwood (a/k/a Margaret Chitwood-Watkins)** with whom I am personally acquainted and who, upon oath, acknowledged herself to be the **Grantor**, the within named bargainor, and that she executed the foregoing instrument for the purposes therein contained as her free act and deed.

Sworn to and subscribed to before me on this the 12th day of November 2018.

{SEAL}

THOMAS B. CRESSWELL JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JAN. 6, 2020

NOTARY PUBLIC

My Commission Expires: Jan. 6, 2020

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Margaret Chitwood-Watkins
Margaret Chitwood-Watkins

Sworn to and subscribed to before me on this the 12th day of November 2018.

{SEAL}

THOMAS B. CRESSWELL JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires JAN. 6, 2020

Notary Public

My Commission Expires: Jan. 6