QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21 DAY OF June, 2019.

Notary Public

MY COMMISSION EXPIRES: 2/6/20
(AFFIX SEAL)

DANA DELWORTH
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Karen Johnson Davidson County
Batch# 247039 DEEDQC
06/21/2019 03:29:32 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20190621-0060323

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Henry A. Watkins, Jr. & Brian Watkins	**New Owner**	
(NAME)	(NAME)	
P.O. Box 90584		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209		**09205034400**
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE **BRIAN WATKINS, UNMARRIED** HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **HENRY A. WATKINS, JR. AND BRIAN WATKINS, AS TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP**, HEREINAFTER CALLED THE GRANTEE (S), THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

Land in Davidson County, Tennessee, being Lot No. 10 of Block 29 on the Map of Fisk University Subdivision of record in Plat Book 421, Page 4 and 5, in the Register's Office for Davidson County, Tennessee.

Said Lots adjoin and front together 50 feet on the westerly side of 32nd Avenue North, formerly India Street, and run back between parallel lines 150 feet to an alley.

Being part of the same property conveyed to Brian Watkins by Warranty Deed from Brenda Louise Fuqua of record in Instrument Number 20140819-0075183, Register's Office for Davidson County, Tennessee.

This is
( ) unimproved
(X) improved

property known as **907 B 32nd Ave. North, Nashville, Tennessee 37209**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand (s) this the 18 day of **June, 2019.**

Brian Watkins

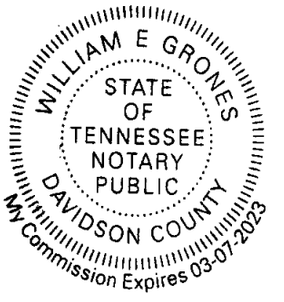
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **BRIAN WATKINS**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 18 of June, 2019.

Notary Public

My Commission Expires: 03/07/2023
(SEAL)



RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212