THIS INSTRUMENT PREPARED BY:
Grayson Smith Cannon, Esq.
PHILLIPS & INGRUM
117 East Main Street
Gallatin, Tennessee 37066
(615) 452-8030

Karen Johnson Davidson County
Batch# 328918 DEEDQC
12/13/2019 08:27:23 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20191213-0128536

Based on information provided by the parties.

QUITCLAIM DEED

Address of New Owner	Send Tax Bills to:	Map and Parcel No.
William & Sherry Watkins	Same – No Mortgage	13D-49038
145 Creekwood Lane		59-5-96
Hendersonville, TN 37075		

STATE OF TENNESSEE)
)
COUNTY OF SUMNER)

The actual consideration or value, whichever is greater, for this transfer is $ -0-.

Sworn to and subscribed before me, this 9th day of December, 2019.

William Lee Watkins
WILLIAM LEE WATKINS

NOTARY PUBLIC

GRAYSON SMITH CANNON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires: 3.8.2022

FOR AND IN CONSIDERATION OF the sum of Ten ($10.00) Dollars cash in hand paid by the hereinafter named "Grantee" and other good and valuable consideration, the receipt of which is hereby acknowledged, I, WILLIAM LEE WATKINS, "Grantor," by these presents, do hereby quitclaim and convey unto WILLIAM LEE WATKINS and Wife SHERRY L. WATKINS, "Grantee," heirs and assigns, all my interest in and to the following described property in Davidson County, Tennessee:

LAND in Davidson County, Tennessee, being Lot No. 28, Buene Vista Estates, Section II, as of record in Book 3842, Page 257, Register's Office for Davidson County, Tennessee

SAID Lot No. 28 fronts 41.31 feet on the easterly side of the cul-de-sac of Trumpet Circle and extends back between lines, 105.0 feet on the northerly line and 188.0 feet on the southwesterly line to a line in the rear on which it measures 175.21 feet thereon.

BEING the same property conveyed to WILLIAM LEE WATKINS by GERTRUDE HOLDER by Quitclaim Deed of record as Instrument Number 20050112-0004300, Register's Office for Davidson County, Tennessee.

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

This is improved property known as: 4801 Trumpet Circle, Nashville, Tennessee 37218.

WITNESS my hand this 9th day of December, 2019.

William Lee Watkins
WILLIAM LEE WATKINS

STATE OF TENNESSEE)
)
COUNTY OF SUMNER)

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, WILLIAM LEE WATKINS, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 9 day of December, 2019.

NOTARY PUBLIC

My Commission Expires: 3.8.2022

GRAYSON SMITH CANNON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.