THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **2002 Richard Jones Road** **Suite 203A** **Nashville, TN 37215** *No title search was performed in the preparation of this quitclaim deed.*	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 12th day of February, 2020. Notary Public My Commission Expires:

SHIRA KING NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES NOVEMBER 7, 2021

QUITCLAIM DEED

Address New Owner: Christopher Mark Watke and Mary McConahay Watke, Trustees 2433 Golf Club Lane Nashville, TN 37215	Send Tax Bills To: New Owner	Tax Information: 11705007900

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Christopher Mark Watke and wife, Mary McConahay Watke,** (hereinafter referred to as the "Grantor") do hereby quitclaim, transfer and convey to **Christopher Mark Watke and Mary McConahay Watke, Trustees of the Chris and Mary Watke Trust dated October 2nd, 2019,** its heirs and assigns, all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot 1, D.W. SMITH SUBDIVISION, as shown on plat of record in Plat Book 6200, Page 907, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Christopher Mark Watke and wife, Mary McConahay Watke by Warranty Deed from H. Clay Newsome, III and wife, Lou Anne Newsome recorded on the 5th day of September, 2001 in Instrument No. 20010905-0096181, in the Register's Office of Davidson County, Tennessee.

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2020 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

Karen Johnson Davidson County
Batch# 358285 DEEDQC
02/14/2020 09:01:28 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200214-0016979

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 12 day of February 2020.

Christopher Mark Watke

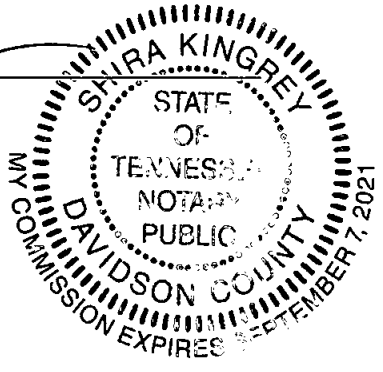
Mary McConahay Watke

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Christopher Mark Watke and Mary McConahay Watke, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 12 day of February 2020.

Notary Public



My Commission Expires: _____