Karen Johnson Davidson County
Batch# 1014484 DEEDQC
06/13/2023 11 37 00 AM 3 pgs
Fees $17 00 Taxes $0 00
20230613-0044990

Address New Owner As:	Send Tax Bills To:	Map-Parcel Number
Danielle J. Watson and Chase Watson 209 McDowell Drive Nashville, TN 37218	New Owner	092-06-0-201 00

THIS INSTRUMENT PREPARED BY:
TENNESSEE
Momentum Title, LLC

1704 Charlotte Avenue, Suite 105
Nashville, Tennessee 37203
this transfer is $0 00

STATE OF

COUNTY OF

The actual consideration or value, whichever is greater, for

Danielle Watson

Affiant

Subscribed and sworn to

before me, this the 11 day of June, 2023

Notary Public

My Commission Expires 5/13/2027

(Affix Seal)

SHEILA J. GREER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Danielle J. Watson, a married woman**, hereinafter referred to as the Grantor, hereby quitclaims unto **Danielle J. Watson and Chase Watson, wife and husband**, hereinafter referred to as the Grantee, and Grantee's successors and assigns, all of Grantor's interest in a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot 161, Jordan Ridge at Eaton's Creek, Phase 6, Formerly Creekside Trails, as shown on plat of record in Instrument No 20061121-0144757, 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 Danielle J Watson, a married woman, by Quitclaim Deed from Danielle Hayes, now known as Danielle J Watson, of record in Instrument No. 20200724-0081667, Register's Office for Davidson County, Tennessee, dated July 10, 2020, recorded July 24, 2020, and further being the same property conveyed to Danielle Hayes, an unmarried woman, by Warranty Deed from Darrell Springer and wife, Amanda Springer, of record in Instrument No 20130722-0075429, said Register's Office, dated July 18, 2013, recorded July 22, 2013

Chase Watson joins in this conveyance for the express purpose of transferring all of his right, title and interest to said property, marital or otherwise

This is Improved property known as **209 McDowell Drive, Nashville, TN 37218.**

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

This instrument was prepared from information supplied by the Grantor and Grantee. No title examination, survey, or settlement has been performed specifically for this conveyance and Momentum Title, LLC, shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

IN WITNESS WHEREOF, this instrument has been executed this the 11 day of June, 2023

GRANTOR:

Danielle J. Watson

Chase Watson

STATE OF
Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Danielle Watson and Chase Watson, with whom I am personally acquainted, and who, upon oath, acknowledged that they executed the within instrument for the purposes therein contained

IN WITNESS WHEREOF, this the 11 day of June, 2023

Notary Public
My Commission Expires 5/3/2027

SHIELA H. GREER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY