Karen Johnson Davidson County
Batch# 1244663 DEEDQC
03/10/2025 12:45:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250310-0017860

THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell, McCann & McInteer, PLC
8110 Isabella Lane, Ste 200
Brentwood, TN 37027

Address New Owner(s) as follows:

Amanda Lee Watson and Charles H. White
2101 Lyle Ct.
Nashville, TN 37210

Send Tax Bill to:
Owner

Map-Parcel Numbers:
119-02-0-265.00

State of Tennessee
County of Davidson

The Actual Consideration or Value, whichever is greater, for this transfer is $0.00.

Affiant

SYDNEY ANGELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Subscribed and sworn to before me, this the 10 day of March, 2025.

Notary Public

My Commission Expires:
3-20-28

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **AMANDA LEE WATSON** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM UNTO **AMANDA LEE WATSON AND CHARLES H. WHITE, AS TENANTS IN COMMON,** HEREINAFTER CALLED GRANTEE(S), HIS HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **DAVIDSON COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See attached "Exhibit A".

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

Said property is commonly referred to as 2101 Lyle Ct., Nashville, TN 37210.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 10th day of March, 2025.

Amanda Lee Watson
By: Amanda Lee Watson



STATE OF Tennessee
COUNTY OF Williamson

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

Witness my hand and official seal this 10 day of March, 2025.

My commission expires: 9.21.26 Michelle Martin
Notary Public

Exhibit A

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Addition to Sharpe Park, Section 2, of record in Book 5210, page 320, Register's Office for said County.

Said Lot No. 1 fronts 160.00 feet on the westerly margin of Lyle Lane and extends back 316.59 feet on the broken northerly line and 266.44 feet on the southerly line to a point of intersection.

Being the same property conveyed to George J. Lee and Amanda Lee Watson as joint tenants with rights of survivorship from George J. Lee by quitclaim deed dated November 4, 2000, of record in Instrument Number 20001114-0112740, Register's Office for Davidson County, Tennessee.

The said George J. Lee died on January 21, 2023, leaving the above described real property to Amanda Lee Watson.

Tennessee Certification of Electronic Document

I, Benjamin Seamon, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a certified true and exact copy of the original document executed and authenticated according to law on 3/10/2025.

Affiant Signature

3/10/25

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 10 day of March, 2025

Notary's Signature

MY COMMISSION EXPIRES: 12/16/25

JENNIFER CROWELL
STATE OF TENNESSEE NOTARY PUBLIC
LEWIS COUNTY