Karen Johnson
Batch # 1480345
10/02/2026 10:58:31 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20261002-0091052

Prepared by:
Monte D. Watkins
Attorney at Law
4448 Enchanted Circle
Nashville, TN 37218

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL
Strong-Watkins Trust	Regions Mortgage	058-10-0
4448 Enchanted Cir.	P O Box 18001	061.00
Nashville, TN 37218	Hattiesburg, MS 39404	

QUITCLAIM DEED

FOR GOOD AND OTHER VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, I, Monte D. Watkins, Trustee of the Strong-Watkins Trust, Grantor, does hereby quitclaim and convey unto The Strong-Watkins Trust, Grantee, dated the 2nd day of October 2026, and then to the Trust's successors and assigns, all legal right, title and interest in and to the following described tract of land:

Lot No. 82 on the Plan of Enchanted Hills, Section 5, Phase H of record in Plat Book 9700, page 371, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Monte D. Watkins by warranty deed from Sarah Dixon, dated July 9, 2004, of record instrument number 20040713-0083000, Register's Office Davidson County, TN.

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

This is improved property known as 4448 Enchanted Circle, Nashville, TN 37218.

IN WITNESS WHEREOF, WE have hereunto set my signature, on this the 2nd day of October, 2026.

Monte D. Watkins, Trustee

STATE OF TENNESSEE}

COUNTY OF DAVIDSON}

On this the 2nd day of October, 2026, before me personally appeared Monte D. Watkins, Trustee of the Strong-Watkins Trust, bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and acknowledged that they executed the within instrument for the purposes therein contained.

GERALD W. DAVIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 3-5-2030

Gerald W. Davis
NOTARY PUBLIC My Commission Expires: 3-5-2030

STATE OF TENNESSEE}

COUNTY OF DAVIDSON}

I hereby swear or affirm that the actual consideration for this transfer or value of the property or interest in the property transferred, whichever is greater, is $-0- Dollars, which amount is equal to or greater than the amount the property or interest in property transferred would command at a fair and voluntary sale.

Monte D Watkins
AFFIANT

GERALD W. DAVIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 3-5-2030

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 2nd DAY OF October, 2026.

Gerald W. Davis
NOTARY PUBLIC My Commission Expires: 3-5-2030