NEW OWNER:
Wilbur B. Watson &
Mary Watson
2425 Adlai St
Nashville, TN 37207-3817

Karen Johnson
Batch # 1480395
10/02/2026 01:00:53 PM
Fees: $17.00 Taxes: $0.00

Davidson County
DEEDQC
3 pgs

20261002-0091119

Send Tax Bills To:
Same as above

This Instrument Prepared By:
Wilbur B. Watson
2425 Adlai St
Nashville, TN 37207

Map & Parcel No:
059-16-0-256.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Wilbur B. Watson,** "the Grantor," conveys, transfers, remises, and quitclaims unto , **Wilbur B. Watson and wife, Mary F. Watson, husband and wife, with right of survivorship,** "the Grantees," the following described real estate in Davidson County, Tennessee:

Being Lot No. 3, as shown on the map entitled Final Plat of Adlai Street Subdivision, of record as Instrument Number 20010626-0067556, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Wilbur B. Watson, by Cash Deed For Tennessee, dated May 24, 2007, from Secretary of Housing and Urban Development of record in Instrument Number 20070604-0065971, Register's Office for Davidson County, Tennessee.

Improved property known as 2425 Adlai Street, Nashville, TN 37207

Grantor covenants that he is lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out).

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEES, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

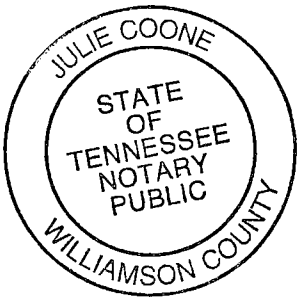
WITNESS WHEREOF, Grantor has executed this Quitclaim Deed on the 2nd day of October, 2026.

Wilbur B. Watson (SEAL)
WILBUR B. WATSON

STATE OF TENNESSEE_____)
)
COUNTY OF DAVIDSON_____)

Personally appeared before me, a Notary Public in and for said State and County, Wilbur B. Watson, the within named person, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person was the one who executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal, this 2nd day of October, 2026.



Julie Coone
Notary Public
My commission expires: 6-24-27

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 0.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Mary Frances Wate
(Affiant)

Sworn to and subscribed before me this
2nd day of October, 2026.

Julie Coone
Notary Public
My commission expires:
6-24-27

