BOOK 5121 PAGE 309

Form No. WD-6

This Form furnished by Attorneys Title Company, Inc.

FROM

Lee Ella Martin

AND

TO

Jonathan J. Foley, III, Trustee

FROM

Jonathan J. Foley, III, Trustee

TO

Lee Ella Martin and Willia Martin Fitzgerald

QUITCLAIM DEED

MAR-7E MISC 3* 4.00 * 4.00

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lee Ella Martin, et al (NAME)	Owner (NAME)	
908 Acklen (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	105-9-380
Nashville, TN (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

Mail

THIS INSTRUMENT WAS PREPARED BY
FILE IN BOX 4

THIS INSTRUMENT PREPARED BY
FOLEY & WEISS, ATTYS.
SUITE 903 FIDELITY FEDERAL BLDG.
NASHVILLE, TENNESSEE 37219

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ NONE

Lee Ella Martin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF March, 19 77

Notary Public

MY COMMISSION EXPIRES: 4-7-79

(AFFIX SEAL)

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a life estate in Lee Ella Martin with the remainder to Willia Martin Fitzgerald in fee simple

WE, I, Lee Ella Martin

by these presents do hereby quitclaim and convey unto Jonathan J. Foley, III

, Trustee, his successors and assigns, the following described tract or parcel of land, to wit:

LAND in Davidson County, Tennessee, being the easterly 50 feet of the westerly 55 feet of Lot No. 30 on the Map of Waverly Land Company's Plan of Lots called Waverly Place, of record in Book 57, page 95, said Register's Office.

SAID part of Lot No. 30 fronts 50 feet on the northerly side Acklen, formerly Prospect, Avenue and runs back between parallel lines 225 feet to an alley.

BEING the same property conveyed to O. D. Marchbanks by deed from Sterling A. Swift and wife, Ethel Dickson Swift of record in Book 3129, page 511, said Register's Office, the O. D. Marchbanks having since died leaving the only sole heir, Lee Ella Martin, of record in Book 5120, page 637, said Register's Office.

This is unimproved ( ) improved (X) property, known as 908 Acklen Avenue, Nashville, TN
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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

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And now, I, the said Jonathan J. Foley, III, Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Lee Ella Martin for her life and upon her death to Willa Martin Fitzgerald in fee simple

their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF we have hereunto set our hands on this the 4th day of March, 19 77.

Lee Ella Martin

Jonathan J. Foley, III Trustee.

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, Lee Ella Martin, the Bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 4th day of March 19 77

Notary Public.

My commission expires: 11-7-79

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 Jonathan J. Foley, III, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 4th day of March 19 77

Notary Public.

My commission expires: 11-7-79

D92226

REFERENCE
MAR 7 10 28 AM '77