BOOK 8994 PAGE 684

34803
IDENTIF. # REFERENCE

93 JUN 28 AM 10:16
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

PREPARED BY: Bobby D. Davis, Attorney
2021 North Gallatin Road
Suite 132
Madison, Tennessee 37115

NAME/ADDRESS OF NEW OWNER:

Joseph M. Martin
263 Hermitage Avenue
Nashville, TN 37210

SEND TAX BILLS TO:

Same

MAP/PARCEL NUMBERS:

See Below

STATE OF TENNESSEE)
COUNTY OF)

The actual consideration or value for this transfer is $ -0- .

Joseph M Martin

Subscribed and sworn to before me this 25 day of June 1993.

NOTARY PUBLIC

My Commission Expires: 3-21-94

NOTARY PUBLIC DAVIDSON COUNTY

QUITCLAIM DEED

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, I (we), David Brent Martin and Joseph Mike Martin, by these presents do hereby quitclaim and convey unto Joseph M. Martin, his successors and assigns, all my right, title and interest in and to a certain tract or parcel of land in County, State of Tennessee, described as follows, to wit:

TRACT ONE

2466 06/28 0101 03CHECK 12.00

Map 93-16; Parcel 277

LAND in Davidson County, Tennessee, being the northeast part of Lot No. 27 Block "A" on the Plan of Hermitage Addition, as of record in Book 57, pages 42 and 43, Register's Office for said County, described as follows:

BEGINNING at a point in the south margin of the first alley south of Hermitage Avenue or Lebanon Pike, 50 feet west from the westerly margin of Decatur Avenue, being the corner of Lots 27 and 28; thence with the line between said lots, southerly 142 feet to the north line of the property conveyed to the State of Tennessee for a controlled access highway by deed from Rachel Hall, in Book 2921, page 123; thence along the margin of said proposed controlled access highway, northwesterly 42.7 feet to a point; thence northerly 131.6 feet to the south margin of the alley mentioned above; thence with the margin of said alley, easterly 37 1/2 feet to the point of beginning.

BEING the same property conveyed to Joseph M. Martin by deed from David Brent Martin, of record in Book 8992, page 792, Register's Office for Davidson County.

PREPARED BY:
BOBBY D. DAVIS
ATTORNEY AT LAW
2021 NORTH GALLATIN ROAD
SUITE 132
MADISON, TENNESSEE
37115
(615) 851-6697

TRACTS TWO AND THREE

Map 93-16, Parcels 279 and 280

Tract Two:

BEING the northerly part of the easterly 12 1/2 feet of Lot No. 25 and the westerly 25 feet of Lot No. 26, Block "A" on the plan of Hermitage Addition to Nashville, as of record in Book 57, pages 42 and 43, Register's Office for said County. Said northerly part of the easterly part of Lot No. 25 and the westerly part of Lot No. 26 front together 42.7 feet on a dead line, which is the property line of the State of Tennessee, Department of Highways and Public Works, of record in Book 2906, page 473, Register's office for said County, and runs back between parallel lines, 80.8 feet, more or less, on the west wide and 101.2 feet, more or less, on the east side, to an alley, on which it measures 37.5 feet.

Tract Three:

BEING the westerly 37 1/2 feet of Lot No. 25 of Block "A" on the Plan of Hermitage Addition to Nashville, as of record in Book 57, pages 42 and 43, Register's Office for said County; said part of Lot No. 25 fronts 37 1/2 feet on the northerly side of Green Street and runs back between parallel lines 160 feet to an alley.

INCLUDED in the above description but excluded therefrom that part of said lot conveyed to State of Tennessee by deed from T. Wharton and wife, of record in Book 2963, page 147, Register's Office for said County, described as follows:

SAID part of Lot No. 25 begins at a point in the northerly margin of Green Street and the westerly margin of Decatur Street; thence north 6 degrees east 79.2 feet to a point; thence north 55 degrees 21 minutes 27 seconds west 42.7 feet to a point; thence south 6 degrees west 99.7 feet to the northerly margin of Green Street; 37.5 feet to the point of beginning, containing 3345 square feet, more or less.

SAID TRACTS TWO AND THREE BEING the same property conveyed to Joseph M. Martin by deed from David Brent Martin of record in Book 8992, page 292, Register's Office for Davidson County, Tennessee.

TRACT FOUR

Map 93-16, Parcel 278

Being the northerly part of the easterly 25 feet of Lot No. 26 and the northerly part of the westerly 12.5 feet of Lot No. 27 of Block "A" on the plan of Hermitage Addition, as of record in Book 57, Pages 42 and 43, Register's Office of said County.

Said part of Lots Nos. 26 and 27 front together 42.7 feet on a dead line, which is the property line of the State of Tennessee, Department of Highways and Public Works, of record in Book 2906, Page 559, and Book 3068, Page 77, said Register's Office, and extends back between parallel lines 121.6 feet, more or less, on the easterly line and 101.2 feet, more or less, on the westerly line to an alley, measuring 37.5 feet thereon.

BEING the same property conveyed to Joseph Mike Martin and David Brent Martin by deed from Clarence B. Martin and wife, Hazel Martin, of record in Book 5390, page 519, Register's Office for Davidson County.

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

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The information contained herein is as provided by the Grantor and/or the Grantee.

Joseph Mike Martin and Joseph M. Martin being one and the same person.

WITNESS my hand this 25 day of June, 1993.

David Brent Martin
DAVID BRENT MARTIN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand and official seal at Nashville, Tennessee, this 25 day of June, 1993.

John S. McCanless Jr.
NOTARY PUBLIC

My Commission Expires: 3-21-94

WITNESS my hand this 25 day of June, 1993.

Joseph Mike Martin
JOSEPH MIKE MARTIN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand and official seal at Nashville, Tennessee, this 25 day of June, 1993.

John S. McCanless Jr.
NOTARY PUBLIC

My Commission Expires: 3-21-94

/j.n
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I, JACK S. MCCANLESS, JR, A NOTARY PUBLIC FOR COUNTY OF CHEATHAM, STATE OF TENNESSE, DO HEREBY STATE THAT I AM DULY QUALIFIED TO ACT AS A NOTARY PUBLIC, IN DAVIDSON COUNTY, TN. ACCORDING TO PROVISIONS OF TENNESSEE CODE ANNOTATED, SECTION 8-16-109 & 8-16-110

JACK S. MCCANLESS JR. NOTARY PUBLIC CHEATHAM COUNTY 6-25-93

PREPARED BY:
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