BOOK 9678PG236

This Instrument Prepared by:
ROBERT L. JACKSON
ROBERT L. JACKSON & ASSOCIATES
214 Second Avenue, North, Suite 103
Nashville, TN 37201

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

AFFIANT

STATE OF TENNESSEE

COUNTY OF Davidson

Sworn to and subscribed before me this 22nd day of May, 1995.

NOTARY PUBLIC

My Commission Expires 8/27/96

0062937
IDENTIF. A REFERENCE

95 MAY 22 PM 3:48
FELICIA ... REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Teresa Evelyn Martin 916 Hermitage Ridge Drive Hermitage, TN 37076	SAME	Map 74-4 Parcel 77 FBN 4D-66720

FOR AND IN CONSIDERATION of a Final Decree of Divorce entered in the Fourth Circuit Court for Davidson County, Tennessee, I, JIMMY H. MARTIN, by these presents do hereby quitclaim and convey unto TERESA EVELYN MARTIN, to her heirs, successors and assigns, all my right, title and interest in and to the following described tract of land:

LAND in Davidson County, Tennessee, as follows:

BEING land in the 4th Civil District of Davidson County, Tennessee, being Lot No. 58 on the Plat of Hermitage Hills, Section 12, of record in Book 4675, page 125, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Jimmy H. Martin by deed from John T. Gwin, Successor Trustee, of record in Book 8131, Page 476, Register's Office for Davidson County, Tennessee. The said Jimmy H. Martin and Teresa Evelyn Martin having since been divorced by Final Decree of Divorce on the 10th day of May, 1995, in the Fourth Circuit Court for Davidson County, Tennessee, Docket No. 94D-2357, and this conveyance is a further division of the marital estate pursuant to the terms of the Marital Dissolution Agreement, with all rights, hereditament, and appurtenances thereunto appertaining.

THIS is improved property known as 916 Hermitage Ridge Drive, Hermitage, Tennessee 37076.

THE said Jimmy H. Martin and James Henry Martin, Sr., is one and the same person.

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

Witness my hand this 16 day of May, 1995.

James H Martin
JIMMY H. MARTIN

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, JIMMY H. MARTIN, the within named bargainor, with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 16 day of May, 1995.

Bobbie Marie Duggan
NOTARY PUBLIC

My Commission Expires: 9/26/98

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

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