THIS INSTRUMENT WAS PREPARED BY: VICKY V. KLEIN Mail
Attorney at Law
509 Lentz Drive
P. O. Box 608
Madison, TN 37116-0608
(615) 865-5533

Based on information provided by the parties.

BOOK 10512 PG 420

QUITCLAIM DEED

ADDRESS NEW OWNER(S)	SEND TAX BILLS	MAP & PARCEL
Douglas Floyd Martin	Union Planters National Bank	12-00-0-127
7971 Old Springfield Highway	401 Union Street	
Goodlettsville, TN 37072	Nashville, TN 37219	

AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Marital Dissolution Agreement in that certain case styled *Douglas Floyd Martin vs. Carla C. Martin*, Civil Action No. 97D-8, Fourth Circuit Court for Davidson County, Tennessee, and that there was no other consideration given for the transfer.

Carla C Martin
AFFIANT

Sworn to and subscribed before me, this the 23rd day of June, 1997.

NOTARY PUBLIC

My Commission Expires: 11/28/98.

FOR AND IN CONSIDERATION OF the sum of Zero Dollars ($0.00), and in accordance with the terms and conditions of the Marital Dissolution Agreement in that certain case styled *Douglas Floyd Martin vs. Carla C. Martin*, Civil Action No. 97D-8, Fourth Circuit Court for Davidson County, Tennessee, Carla C. Martin has bargained and sold, and by these presents does transfer, quitclaim and convey unto the said Douglas Floyd Martin, his heirs, successors, and assigns, all of her right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, State of Tennessee, described as follows:

A certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 4 on the Bakers Fork Estates of record in Plat Book 6900, Page 761, Register's Office for Davidson County, Tennessee, which plat is amended by Amendment and Change of Building Envelope Applicable to Lot No. 4 on the Plan of Bakers Fork Estates, which Amendment is of record in Book 9240, Page 731, Register's Office for said County, described as follows:

BEGINNING at an existing iron pin located in the westerly right-of-way margin of Old Dickerson Pike and marking the corner common to Lot No. 3 and this lot; thence with said westerly margin, South 45 deg. 50' 32" East, 150.00 feet an existing concrete monument' thence leaving said westerly margin, South 61 deg. 11' 04" West 1164.07 feet to an existing concrete monument; thence North 23 deg. 39' 13" West, 245.00 feet to an existing concrete monument; thence North 63 deg. 43' 25" East 320.00 feet to an existing concrete monument; thence 78 deg. 01' 30" East 130.00 feet to an existing concrete monument; thence North 51 deg. 18' 31" East 680.00 feet to the point of beginning, containing 4.55 acres, more or less.

TOGETHER with a 20-foot wide Joint Use Perpetual Easement of ingress and egress for the use and benefit of Lots 1 thru 4, of Bakers Fork Estates by instrument filed in Book 7683, Page 959, Register's Office for Davidson County, Tennessee, according to a survey by R. L. Montoya, Job No. 87-11-132, dated 8-3-88, as follows:

BEGINNING at an existing concrete monument located in the westerly rights-of-way of Old Dickerson Pike and the corner common to Harold R. Shankle property as defined in Deed Book 6882, Page 188, Register's Office for Davidson County, Tennessee and Lot No. 2; thence leaving said westerly margin along the line common to Shankle property and Lot No. 1, South 75 deg. 29' 29" West 120 feet to a point; thence North 14 deg. 30' 31" East 20.00 feet to a point; thence North 75 deg. 29' 29" East 112.84 feet to the westerly right-of-way margin of Old Dickerson Pike; thence with said westerly margin South 34 deg. 11' 58" East 21.24 feet to the point of beginning, containing 2328 square feet, more or less.

BEING the same property conveyed to Douglas F. Martin and wife, Carla C. Martin by deed of record in Book 9252, page 165, Register's Office for Davidson County, Tennessee.

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

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Douglas Floyd Martin, his heirs, successors and assigns, forever.

Witness my hand this the 23rd day of June, 1997.

Carla C. Martin
CARLA C. MARTIN

97 JUL -1 AM 10:52
FELIX Z. WILSON
REGISTER
DAVIDSON COUNTY, TN.

0321703
IDENTIF. & REFERENCE

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Vicky V. Klein, a Notary Public for said County and State, CARLA C. MARTIN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 23rd day of June, 1997.

NOTARY PUBLIC

My Commission Expires: 11/28/98.

$770.00 01CB 22CHECK

8.00