BOOK 11297 PAGE 308

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99 JAN 14 AM 9:47

IDENTIF. & REFERENCE

FROM
Connie D. Martin

TO
Jimmy D. Martin

QUITCLAIM DEED

Name & Address of Property Owner:

Jimmy D. Martin and wife, Connie D. Martin
5443 Old Hickory Blvd.
Ashland City, TN 37015

Name & Address of Person or Entity Responsible for Payment of Real Property Taxes:

Century Mortgage Corp.
Two International Dr., Ste. 507
Nashville, TN 37217

Map-Parcel Numbers

Map 57
Parcel 8

THIS INSTRUMENT WAS PREPARED BY:
Paul A. Rutherford
Rutherford, DeMarco & White
Suite 400, Washington Square
214 Second Avenue North
Nashville, Tennessee 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is
$ 25.00 Jimmy D. Martin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 5th DAY OF January 1999.

Notary Public

My Commisson Expires:

11-24-01

FOR AND IN CONSIDERATION of agreements and requirements in the parties' divorce decree, and for the express purpose of making a reconveyance to create a fee simple absolute interest, I, **CONNIE D. MARTIN**, by these presents, do hereby quitclaim all my interest unto **JIMMY D. MARTIN**, his successors and assigns, the following described tract or parcel of land in Davidson County, Tennessee, to-wit:

Being a tract of land in the 13th, formerly 25th Civil District, of said County. The following description is included but expressly excluded from the attached Exhibit A:
Beginning at an iron pin in the west right of way of Old Hickory Blvd., said point being 209.19 feet northeast of a concrete monument in the right of way of said Road, being the northeast corner of the Joines property and the southeast corner of the remaining Martin property; 75 deg. 02' 42" W. 778.33 feet to an iron pin; thence N. 02 deg. 11' 24" East 194.82 feet to an iron pin; thence south 75 deg. 02' 42" E. 827.79 feet to an iron pin in the west right of way south 16 deg. 53' 12" W. 190.11 feet to the point of beginning.

Being the same property conveyed to Jimmy D. Martin and wife, Connie D. Martin, by Deed from Barbara Jean Lowery, Kenneth Martin, Pam Gaddes, Frances Henderson, Paul Lowery, Linda Rippy, Jesse Thomas Martin, Jr. and Jerry Martin of record in Book 9355, Page 767 of the records of Davidson County, Tennessee.

This conveyance is pursuant to a Final Decree of Divorce in the Second Circuit Court for Davidson County, Tennessee, Docket No. 98D-958, styled ***Connie Diane Martin v. Jimmy Douglas Martin.***

This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Deed Book 9215, page 374; Deed Book 9225, Page 267; and Deed Book 9256, Page 576, Register's Office for said County.

EXHIBIT A:

Being in the 13th, formerly 25th, Civil District of said County, on the headwaters of Sulphur and Bull Run Creeks, an original plan, of which is of record in Book 161, page 177, Register's office for said County, and being known as Tracts Nos. 1 and 2 of the Dr. E. E. Brown Farm, formerly the Governor Roberts Property, described as follows:

Beginning at a concrete marker set on the west margin of Old Hickory Blvd. about 1.5 miles north of the intersection of said Boulevard and Ashland City Highway, said marker being in the south boundary line of the E. E. Brown Farm, and being the southeast corner of Tract 2 herein described; thence S. 88 and one-half degrees W. 44.7 poles to a concrete monument with "R" on top, the southwest corner of Tract 1; thence with a fence N 1 deg. west, passing the common corner of Tracts 1 and 2, at 21.4 poles, in all 34.4 poles to a stake and pile of stone in the fence line, pointers

marked /// (3 cuts), the southwest corner of Tract 3; thence S. 74 and one-half E., with the line between Tracts 2 and 3, 51.64 poles to a stake in the west margin Old Hickory Blvd.; thence with the margin of said boulevard and fence line, S 16 deg. W. 24.2 poles to the point of beginning.

This is **IMPROVED** property, known as 5443 Old Hickory Blvd., Ashland City, Tennessee 37015.

And now I, the said **CONNIE D. MARTIN**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim all my interest unto **JIMMY D. MARTIN**, his heirs and assigns, the same property hereinabove described and set forth, to which reference is hereby made. 10.00

IN WITNESS WHEREOF, I have hereunto set my hand on this the 5 day of Jan., 1999.

Connie D. Martin

CONNIE D. MARTIN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before the undersigned, a Notary Public in and for said County and State, the within-named CONNIE D. MARTIN, with whom I am personally acquainted (or who has 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 on this the 5th day of January, 1999.

Anita L. Allen

Notary Public

My Commission Expires:

11-24-01