BOOK 11360 PG. 177

THIS INSTRUMENT PREPARED BY:
MARTIN C. GINER, ATTORNEY
222 SECOND AVENUE NORTH
326 WASHINGTON SQUARE
NASHVILLE, TN 37201
(615) 259-9222

QUIT CLAIM DEED

****

Address of New Owner As Follows:

Send Tax Bill To:

Map Parcel No.

****

Kenneth H. Martin
111 Dearcrest Drive
Franklin TN 37064

Same

093-05-C 057.00

****

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, M&M Oil Company, Inc., by these presents, does hereby quitclaim and convey unto Kenneth H. Martin, his successors and assigns, the following described tract or parcel of land, to wit:

BEING a tract of land lying in the First Civil District of Davidson County, Tennessee, said tract of property being known as part of Lot No. 10 on the plan of D.B. Cooper's Addition of East Nashville, of record in Plat Book 57, Page 154, Register's Office for Davidson County, Tennessee, and further known as Tract B-2 on a boundary survey of Roy Dale & Associates dated March 12, 1991, and described according to said survey as follows:

BEGINNING at an iron pin being located on the northerly margin of Davidson Street being 159.05 feet from an iron pin located in the northerly margin of Davidson Street and westerly margin of South Fifth Street; thence along the northerly margin of Davidson Street north 85 deg. 24' 00" West, 223.95 feet to an iron pin; thence north 10 deg. 07' 46" West, 85.57 feet to a point; thence North 59 deg. 23' 52" East, 198.23 feet to an iron pin; thence South 18 deg. 23' 19" East, 214.08 feet to the point of beginning, containing 0.689 acres, more or less.

BEING the same property conveyed to M&M Oil Company, Inc., by Deed from Fleming Properties, Inc., of record in Book 9690, Page 440, Register's Office for Davidson County, Tennessee.

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

And now, M&M Oil Company, Inc., for the express purpose of carrying out the intent of this conveyance, as above set out, does hereby quitclaim and convey unto Kenneth H. Martin, his 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, I have hereunto set my hand on this the 25th day of February, 1999.

BOOK 11360 PG. 175

M&M OIL COMPANY, INC:

By: Kenneth H. Martin
Kenneth H. Martin, Vice President

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said state and county, Kenneth H. Martin, with whom I am personally acquainted (or proved on the basis of satisfactory evidence), and who acknowledged himself to be Vice President of M&M Oil Company, Inc., the within named bargainor, a corporation, and that he as such Vice President, being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the Corporation by himself as Vice President.

Witness my hand and official seal at office in said aforementioned state and county on this the 25th day of February, 1999.

Edie Rivers
Notary Public

My Commission Expires: My Commission Expires July 22, 2000

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $1.00.

Kenneth H. Martin
Kenneth H. Martin

Sworn to and subscribed before me

this 25th day of February, 1999.

Edie Rivers
Notary Public

My Commission Expires: My Commission Expires July 22, 2000

FAIL ENV.

05543359

99 MAR -1 PM 12:52

1523 03/01/99 0101 03CHECK 10.00