BOOK 11580 PAGE 796

99 JUL 21 AM 8:03

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This instrument prepared by:
Leroy G. Goins, Jr.
The Peete financial Group
121 Cleveland Street
Nashville, TN 37207

Name & Address of Property Owner:	Send Tax Bills To:	Map & Parcel
David Starnes 1711 12th Ave. North Nashville, TN 37208	1711 12th Ave. North Nashville, TN 37208	Map 81-11 Parcel 549

For and in consideration of One Dollar 00/100 ($1.00), the receipt of which is hereby acknowledged, ERIC D. MARTIN,AND WIFE TARA D. MARTIN , by these do hereby quitclaim and convey unto DAVID STARNES, IT'S successors and assigns, all IT'S right, title and interest in and to the following described tract of land.

Land in Davidson County, Tennessee, being the South One-Half of Lot 127 on the Map of D. T. McGavock and other's Addition, as of record in Book 21, Page 41, Register's Office for said County.

Said part of said lot fronts 50 feet on the east side of 12th Avenue North and runs back between parallel lines 154 feet to an alley.

Being the same property conveyed to Eric D., and wife Tara D. Martin by deed from David Harbin, of record in Book 10313, Page 756, said Register's Office, For Davidson County, Tennessee Records.

THIS IS IMPROVED PROPERTY KNOWN AS, 1616 12th Ave. North, Nashville, TN 37208.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $100 SUBSCRIBED AND SWORN TO BEFORE, THIS THE 8th DAY OF JULY, 1999.

Tara Martin
Eric Martin
AFFIANT

MY COMMISSION EXPIRES: 4-26-2000

Kathleen R. Pettit
NOTARY PUBLIC

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

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.

RECORDED TOO 7/21/99 08:01

Signed, sealed and delivered in presence of:

Signature of Witness

Name of Witness

1st Party Grantor's Signature

Name of First Party

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On JULY 8, 1999 before me, Nathaniel Peete, personally appeared

Eric + wife Tara Martin, Personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal, at office in Nashville this 8

Day of JULY, 1999.

SIGNATURE Nathaniel Peete

AFFIANT ____ KNOWN ✓ PRODUCED ID TYPE OF ID _____

My Comm. Expires
4-28-99