This Instrument Prepared By:
K. Gabriel Heiser, Esq.
LAW OFFICES OF K. GABRIEL HEISER
155 FRANKLIN RD., SUITE 137
BRENTWOOD, TN 37027
(615) 221-9769

Davidson County DEEDQC
Recvd: 01/07/02 08:45 2pgs
Fees:13.00 Taxes:3.34
20020107-0001854

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that MARGARET D. MARTIN, Grantor, her husband having predeceased her, for and in consideration of Ten Dollars ($10.00), cash in hand paid, together with other good, valuable, and satisfactory consideration, the receipt of all of which is hereby acknowledged, does hereby quitclaim and convey all of her right, title and interest in the property described below to the following Grantees as tenants in common in the percentages indicated, with rights of survivorship in all of the Grantees, as follows: MARGARET D. MARTIN, a 99.5% interest; and JAMES H. MARTIN, a 0.5% interest. Said real estate is located in Davidson County, Tennessee, and is more particularly described as follows, to-wit:

> Being Lot. No. 253 on the Plan of Haileywood Estates, Section 8-D, as of record in Book 3500, page 7, Register's Office for said County.
>
> Said lot fronts 111.5 feet on the westerly side of Regent Drive and runs back between parallel lines, 193.5 feet to the L. & N. Railroad property line.
>
> Being the same property conveyed to MARGARET D. MARTIN by deed from A. D. Hewlett And Wife, Frances H. Hewlett, dated June 4, 1965, of record in Book 3899, Page 202, Register's Office for Davidson County, Tennessee.

This is improved property known as 5157 Regent Drive, Nashville, Tennessee 37220.

No abstract or survey furnished for preparation of this instrument. This description is the same used in the previous deed of record.

IN TESTIMONY WHEREOF, this instrument was executed on Dec 26, 2001.

MARGARET D. MARTIN

by: James H. Martin
JAMES H. MARTIN, Attorney-in-fact for
MARGARET D. MARTIN

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ WILLIAMSON

Before me, a Notary Public in and for said state and county, duly commissioned and qualified, personally appeared JAMES H. MARTIN, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath acknowledged himself to be the attorney-in-fact of MARGARET D. MARTIN, the within named Grantor, and that as such attorney-in-fact, executed the foregoing instrument for the purposes therein contained by signing on behalf of such Grantor, and acknowledged the execution of the same as the free act and deed of such Grantor.

WITNESS my hand and Notarial Seal on DECEMBER 26, 2001.

NOTARY PUBLIC
My Commission Expires: 10-22-2005

Property address:
5157 Regent Drive
Nashville, Tennessee 37220

Mail Tax Bills To:
MARGARET D. MARTIN
5157 Regent Drive
Nashville, Tennessee 37220

PARCEL I.D.
Map 146
Group 15
Parcel 15

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for this transfer is Nine Hundred Two Dollars and Fifty Cents ($ 902.50).

Karen S. Battle
Karen S. Battle, Affiant

Subscribed and sworn to before me on DECEMBER 26, 2001.

NOTARY PUBLIC
My Commission Expires: 10-22-2005

