PIC

This document prepared by (and after recording return to):

Name: Ben Johnson
Firm/Company:
Address: 5717 Maudina Ave.
Address 2:
City, State, Zip: Nashville, TN., 37209
Phone: 615-352-6694

Davidson County DEEDQC
Recvd: 11/18/03 11:53 3pgs
Fees:18.00 Taxes:59.20

20031118-0168171

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $16,000

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF Nov 2003

M. McBee
Deputy Register

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QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Ben T. Johnson, James M. Johnson & Claude R. Johnson**, are individual, ☒ married ☐ unmarried, hereinafter referred to as "Grantor", does hereby demise, release, and forever quitclaim unto **Randy Martin** and **his heirs**, ☒ married ☐ unmarried, hereinafter "Grantees", the following lands and property, together with all improvements located thereon, lying in the County of Davidson, State of Tennessee, to-wit:

Describe Property of State "SEE DESCRIPTION ATTACHED"

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantor, if any, which are reserved by Grantor.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantees, and unto Grantees' heirs and assigns forever, with all appurtenances thereunto belonging.

The source of title in Grantor(s) is by Warranty deed recorded in the office of the Register of Deeds, Instrument Number 20021228-0160522, of Davidson County, Tennessee.

Taxes for tax year 2003 shall be ☐ prorated between Grantor and Grantees as of the date selected by Grantor and Grantees, or ☒ paid by Grantees, or ☐ paid by Grantor.

The property herein conveyed ☒ is not a part of the homestead of Grantor, or ☐ is part of the homestead of Grantor and if Grantor is married, the conveyance is joined by both Husband and Wife.

Grantor does hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 16,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

WITNESS Grantor(s) hand(s) this the 26 day of September, 2003.

Grantor
Ben T. Johnson

Grantor
James Michael Johnson

Grantor
Claude R. Johnson

STATE OF -- Tennessee

COUNTY OF -- Davidson

On this 26 day of September, 2003, before me personally appeared Ben T Johnson, James M. Johnson & Claude R. Johnson to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person (or person's) free act and deed.

Notary Public

Printed Name: LISA J. DUKE

LISA J. DUKE NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TN

Commission Expires:
08/16/04

Grantor(s) Name, Address, phone:
Ben T. Johnson
James Michael Johnson
Claude R. Johnson
900 44th Ave North
Nashville, TN.
37209

Grantee(s) Name, Address, phone:
Randy Martin
7350 Rolling River Parkway
Nashville, TN.
37221

SEND TAX STATEMENTS TO GRANTEE

The land referred to is described as follows

Map 103.01, Parcel 113.00 and Map 103.01, parcel 112.00

Land in Davidson County, Tennessee, being the southerly part of Lot No. 2, Section 3, on the Plat showing the division of the John B. Cowden Property and a strip immediately south of said lot, described together according to a survey made by Hickerson and Hickerson Engineers, November 3, 1961, as follows:

6124 Hill Circle (Lot 12) and 6128 Hill Circle (Lot 13)

Land in Davidson County, Tennessee, being Lot Nos. 12 and 13 of Section 5, Coden Sub-Division: Said Lot Nos. 12 an d 13 are more specifically described as follows: Beginning on a stone in the north boundary of the south part of Hill Circle Drive, said point of beginning being the southwest corner of Lot No. 11; thence with the boundary of Hill Circle Drive south 65 deg. 40' west 153.1 feet to a stone; thence south 74 deg. 25' west 47 feet to a stone, being the southeast corner of Lot No 14; thence north 6 deg. 30' west 146.5 feet to a stone, being the common corner of Lots 14, 15 and Hill Top Lot; thence north 70 deg east 148.13 feet to a stone, the northwest corner of Lot No. 11; thence south 24 deg 20' east 136.2 feet to the point of beginning.

Being the same property conveyed to Claude R. Johnson, Ben T Johnson and James Michael Johnson by deed from Doug Brooks and Denny Stamps, of record as Instrument No. 20021228-0160522, Register's Office of Davidson County, Tennessee.