This instrument was prepared by:
John J. Hollins, Sr., Esquire
Hollins, Wagster, Yarbrough, Weatherly & Raybin, P.C.
Suite 2200 Financial Center
424 Church Street
Nashville, TN 37219

Davidson County DEEDQC
Recvd: 11/23/05 13:27 3 pgs
Fees:17.00 Taxes:0.00
20051123-0141919

QUITCLAIM DEED

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL NO.:**
Martha A. Irwin 1328 Fifth Avenue North Nashville, TN 37208	Same	Map-Parcel: 82-9-153

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Zero Dollars ($0.00)

Samuel J. Ramage

Sworn to and subscribed before me this 10th day of October, 2005.

PAMELA G. RICE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 19 2009

Notary Public

My commission expires:

9-19-09

PURSUANT TO AND IN CONSIDERATION OF the terms of a certain Marital Dissolution Agreement in the Eighth Circuit Court for Davidson County, Tennessee, in the case of *Martha Anne Irwin vs. Samuel Johnson Ramage*, Docket No. 05D-1376, Samuel J. Ramage has bargained and sold, and by these presents does transfer, quitclaim, and convey unto the said

Martha A. Irwin, her heirs, successors, and assigns, all his right, title and interest, marital or otherwise, in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

A Tract of land in the First Civil District, Nashville, Davidson County, Tennessee being generally located at the southeast corner of the intersection of 5th Avenue North at Taylor Street and being more particularly described as follows, according to a survey made by Gregory E. Daniels, RLS # 1489, of Daniels & Associates, Inc., P.O. Box 3629, Brentwood, TN 37024, dated August 30, 2001 as follows:

Beginning at a Tack in Lead set on the easterly right-of-way of 5th Avenue North; said point being S 27 deg 16' 16" E 35.00 feet from the southerly right-of-way of Taylor Street; and proceeding as follows,

Leaving said easterly right-of-way of 5th Avenue N 62 deg 58' 45" E. 105.00 feet to an iron pin set; thence,

S 27 deg 16' 16" E 28.21 feet to an iron pin set; thence

S 62 deg 57' 22" W 105.00 feet to a Tack in Lead set on the easterly right-of-way of 5th Avenue North; thence,

With said easterly right-of-way of 5th Avenue N 27 deg 16' 16" W 28.25 feet to the point of beginning.

Being the same property conveyed to Martha A. Irwin by Warranty Deed from Kimberly Douglas of record in Doc. No. 20050218-0018710 Register's Office for Davidson County, Tennessee.

This is improved property known as 1328 Fifth Avenue North, Nashville, Tennessee 37208.

WITNESS my hand this 10th day of October, 2005.

Samuel J. Ramage

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Pamela G. Rice, a Notary Public in and for said County and State, the within named Samuel J. Ramage, the bargainor, with whom I am personally acquainted, (or proved himself to be upon satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 10 day of October, 2005.

Pamela G. Rice
Notary Public

PAMELA G. RICE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires SEPT. 19, 2009

My commission expires:

9-19-09

eeh
9/30/05