Bill Garrett

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration for this transfer is NONE

Affiant
Subscribed and sworn to before me on this 8th day of August 2008.

Notary Public
My Commission Expires: September 19th 2009

Davidson County DEEDQC
Recvd: 08/14/08 14:58 2 pgs
Fees:12.00 Taxes:0.00
20080814-0083841

This Instrument Was Prepared By:
David L. King, Attorney, 144 Second Avenue North, Suite 159; Nashville, Tennessee 37201
Based on Information provided by the parties.

Address New Owners as Follows:	**Send Tax Bills to:**	**Map-Parcel Number:**
Richard M. Martin 5091 Preserve Boulevard Antioch, Tennessee 37013	Richard M. Martin 5091 Preserve Boulevard Antioch, Tennessee 37013	Map 175-06-0A-036.00

KNOW ALL MEN BY THESE PRESENTS that I, **MIRANDA K. MARTIN**, for and in consideration of zero dollars and pursuant to a Final Decree of Divorce being case #08D-1193 in the Fourth Circuit Court for Davidson County, Tennessee, have bargained and sold and hereby remise, release and forever quitclaim right, title and interest in and to the following described property located in Davidson County, State of Tennessee to Richard M. Martin:

Land in Davidson County, Tennessee described to-wit:

BEING all of Lot No. 36 (Thirty Six) on the plan of Final Plat, Section I, The Preserve at Old Hickory, "Cluster Lot Subdivision", according to plat and survey appearing of record in Instrument Number 20060824-0104545, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot.

BEING a portion of the same property conveyed to Ole South properties, Inc., a Tennessee Corporation, by deed from TWD I Partnership, a Texas General Partnership, dated July 28, 2006, appearing of record in Instrument Number 20060731-0092636, of the Register's Office of Davidson County, Tennessee.

BEING the same property conveyed to Richard M. Martin and Miranda K. Martin, husband and wife, by Warranty Deed from Ole South Properties, Inc., dated June 26, 2007, appearing of record in Instrument Number 20070626-0076076, of the Register's Office of Davidson County, Tennessee.

This conveyance is made subject to Declaration of Covenants, Restrictions and Conditions of record in Instrument Number 20060824-0104548, and in Instrument Number 20061208-0152023; Easement to Tennessee Telephone Company of record in Instrument Number 20061013-0127087; Easement to Colonial Pipeline of record in Book 4542, page 131, in Book 3616, page 453, in Book 3570, page 13, and in Book 3571, page 599; Easement to First Suburban Water District of record in Book 4453, page 154; Transmission Line Easements of record in Book 4425, page 582, and in Book 2346, page 378; Declaration of Taking to United States of America (TVA) of record in Book 11335, page 609, and in Instrument Number 20021017-0127752; Storm water Detention Agreement of record in Instrument Number 20041103-0132562; Charter of Homeowner's Association of record in Instrument Number 20060824-0104548; Easement to TDS Telecom of record in Instrument Number 20061013-0127208; and to any and all matters shown on said Plat and Survey of record in Instrument Number 20060824-0104545; all of said Register's Office.

This conveyance is subject to any and all existing easements and/or restrictions of record. This property is subject to and includes any and all lawful easements, setback lines, restriction, etc. of record and applying to the within described property and to the zoning regulations of the appropriate governmental body.

This conveyance is further made subject to real property taxes for 2007 and subsequent years.

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 5091 Preserve Boulevard, Antioch, Tennessee, 37013.

Whereever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 12th day of ~~July~~ August 2008.

Miranda K. Martin
MIRANDA K. MARTIN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State the within named Miranda K. Martin, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Subscribed and sworn to before me on this 12 day of August, 2008.

Notary Public
My Commission Expires: 7-25-2012