This Instrument prepared by: Andrew D Martin

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that Andrew D Martin on this the ___ day of _____, 20__, for and in consideration of the sum of One and no/100 Dollars, do(es) hereby bargain, sell, release, remise, quit claim and convey unto Andrew D Martin and Stephanie M Martin all ^ right, title and interest in and to the following described real estate, to wit: their

See Attached Exhibit "A"

BILL GARRETT, Davidson County
Trans:T20090080404 DEEDQC
Recvd: 11/30/09 09:07 2 pgs
Fees:12.00 Taxes:0.00
20091130-0108833

IN TESTIMONY WHEREOF I/we have hereunto set my/our hand(s) this 17 day of NOV, 2009

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared Andrew D Martin with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged to be person(s) within named and that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal this 17 day of November, 2009.

JAMES T. HARRIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires July 8, 2013

Notary Public

My commission expires: 7/8/13

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 0

Andrew D Martin
Affiant

STATE OF TENNESSEE
COUNTY OF Davidson

Subscribed and sworn before me this the 17 day of November 2009.

JAMES T. HARRIS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires July 8, 2013

Notary Public

My commission expires:

The following information is not a part of this Deed:

Property Address: 2601 Hillsboro Pk #B-14 Nashville TN 37212

Owner's Name and Address: Andrew D Martin 6601 Jocelyn Hollow Rd Nashville TN 37205

Parcel Number: 117.03 030.00 CO

Mail Tax Bills to: Bank of America Attn: CC&R PO Box 940577 Simi Valley CA 93094-0577 Acct#150936854

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. B-14 on the Plan of Revised The Villager Condominium Apartments of record in Plat Book 5200, page 201, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Villager Condominium, a horizontal property regime established by Master Deed and By-Laws of record in Book 5434, page 665 amended in Book 5487, page 967, said Register's Office.

Being the same property conveyed to Mary Margaret Oakes by deed dated July 5, 1979 from Andrews Properties, Inc. and Cherokee Properties, Inc. of record in Book 5463, page 947, Register's Office for Davidson County, Tennessee. The said Mary Margaret Oakes having since died April 29, 2000, leaving Rita Oakes Price and Ellen Lisa Oakes as her sole surviving heirs at law. Ellen L. Oakes and Ellen Lisa Oakes being one and the same person. (CURRENT SOURCE OF TITLE 20031007 0148747

This conveyance is made subject to:

1) 2003 City/County Taxes, which have been paid by the Grantor and prorated by the parties;
2) Covenants, Conditions, Restrictions and Agreements, including the agreement to pay assessments for the maintenance of common areas, contained in the Master Deed for The Villager Condominium, of record in Book 5434, page 665 amended in Book 5487, page 967, Register's Office for Davidson County, Tennessee;
3) Easement for right of way of record in Book 4808, page 424, Register's Office for Davidson County, Tennessee;
4) All matters appearing on the Plan of record in Plat Book 5200, page 201, Register's Office for Davidson County, Tennessee.