BILL GARRETT, Davidson County
Trans:T20100010979 DEEDQC
Recvd: 02/24/10 14:09 2 pgs
Fees:12.00 Taxes:0.00
20100224-0014120

THIS INSTRUMENT WAS PREPARED BY:
John T. Horton, Esq.
150 Second Avenue North, Suite 225
Nashville, Tennessee 37201

QUIT CLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO:	MAP/PARCEL
Michael John A. King 1235 6th Avenue N Nashville, TN 37208	Michael John A. King 1235 6th Avenue N Nashville, TN 37208	82-9/266

Pursuant to a Marital Dissolution Agreement executed by the grantor and grantee herein of record under Docket No.: 09D-2711 in the Circuit Court for Davidson County Tennessee, I JOEY SEBINA MARSTON, the grantor, do hereby quitclaim and convey unto MICHAEL JOHN ABRAHAM KING, the grantee, her heirs and assigns, the following described tract or parcel of land in Davidson County, State of Tennessee, known as follows, to-wit:

Land in Davidson County, Tennessee being 59 feet 6 inches of Lot 107 on the map of Dr. David T. McGavock's First Addition, as of record in Book 10, page 606, Register's Office for said County.

Said part of Lot No. 107 fronts 59 feet 6 inches on the westerly side of 6th Avenue North, and runs back between parallel lines, 175 feet to an alley.

Being the same property conveyed to Everett L Winston, Sr. and wife Lillie Griffith Winston, by deed from Louis J Hudgins and wife Judy Ann Hudgins of record in Book 1883, page 623, Register's Office for Davidson County, Tennessee. Lillie Griffith Winston having since died and Everett L. Winston, Sr. having remarried Lois Winston.

Being the same property conveyed to Michael John A. King by Everett L. Winston, Sr. and wife Lois Winston, joining and conveying any interest she may have in said property by deed of record in Book 9691, page 710, Register's Office from Davidson County, Tennessee.

Michael John A. King and Joey Sebina Marston having married on December 20, 2000 and said wife acquiring an interest in the property thereby.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, easements, rights of way for public utilities, restrictive covenants, and encumbrances, if any, as may affect the premises.

THIS IS IMPROVED PROPERTY KNOWN AS: **1235 6th Avenue N., Nashville, TN 37208**

IN WITNESS WHEREOF, I have hereunto set my hand to this Quit Claim Deed.

DATE: 2-8-10

Joey Sebina Marston

Joey Sebina Marston

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a notary public in and for said State and County, the within named grantor, Joey Sebina Marston, with whom I am personally acquainted (or upon the basis of satisfactory evidence presented to me), and who acknowledged that she executed the foregoing Quit Claim Deed for the purposes therein contained.

WITNESS my hand and official seal , this 8th day of February, 2010.

Kelly Ann Callaghan
NOTARY PUBLIC

KELLY ANN CALLAGHAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

AFFIRMATION OF VALUE

I do hereby swear or affirm that the actual consideration for this transfer is $0.00 which amount is equal to or greater than the amount which the property transferred would command at fair and voluntary sale.

DATE: 2-8-10

Joey Sebina Marston
Joey Sebina Marston

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a notary public in and for said State and County, the within named grantor, Joey Sebina Marston, with whom I am personally acquainted (or upon the basis of satisfactory evidence presented to me), and who acknowledged that she executed the foregoing Quit Claim Deed Affirmation of Value for the purposes therein contained.

WITNESS my hand and official seal , this 8th day of February, 2010.

Kelly Ann Callaghan
NOTARY PUBLIC

KELLY ANN CALLAGHAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

7-3-12