This Instrument Prepared By:
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BILL GARRETT, Davidson County
Trans:T20110072696 DEEDQC
Recvd: 11/17/11 10:48 2 pgs
Fees:12.00 Taxes:0.00
20111117-0089893

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars and 00/100 ($10.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, **Charles H. Martin and Joyce M. Martin, Husband and Wife**, hereinafter called Grantors, have bargained and sold, by these presents do hereby quitclaim and convey to the **Trustee of the Charles H. Martin and Joyce M. Martin Trust Agreement,** all of our rights, title, life estate and interest in and to the following described tract of land to wit.

LAND in Davidson County, Tennessee being Unit No. 22 on Lot 2, on the Plan of Heritage Village, Percy Priest Lake Park Condominiums, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq., as amended in Tennessee Code Annotated, of record in Book 4860, Page 98, and as established by a Master Deed and By-Laws, of record in Book 5037, Page 855, as amended in Book 5192, Page 2443, Book 5292, Page 747, Book 5292, Page 749 Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the Plat of HERITAGE VILLAGE, PERCY PRIEST LAKE PARK CONDOMINIUMS as shown on Exhibit "A" to the Master Deed, of record as aforementioned, said Register's Office, for a more complete identification and description of such unit.

BEING the same property conveyed to Charles H. Martin and Joyce M. Martin, husband and wife, by Warranty Deed from Dorothy A. Merritt, unmarried, of record in Instrument Number 20030828-0124747, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to all provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirement thereof; and is subject to the By-Laws for the administration thereof; also subject to the easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Heritage Village, Percy Priest Lake Park, of record aforementioned, said Register's Office, easements and setback lines as set forth on the above plan of record.

This improved property is known as **3876 B Priest Lake Drive, Nashville, Tennessee 37217.**

This Instrument was prepared by information provided by the Grantors. No new title search was done.

The above reference property is the primary residence of the Grantors.

WITNESS my hand and seal on this 5th day of October, 2011.

Charles H. Martin

Charles H. Martin

Joyce M. Martin

Joyce M. 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 **Charles H. Martin and Joyce M. Martin**, the grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) to be the grantors, who executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, this 5th day of October, 2011.

ELIZABETH G. CHRISTMAS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires September 8, 2013

My Commission Expires_____

Elizabeth G. Christmas

Notary Public

NAME AND ADDRESS OF NEW OWNER	**SEND PROPERTY TAX STATEMENT TO:**	**MAP & PARCEL NO.**
Charles H. Martin and Joyce H. Martin Living Trust Agreement 3876 B Priest Lake Drive Nashville, TN 37217	SAME	136-3-C 73.00 CO

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 0
Pamela D. Leptic
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 17th DAY OF NOV 20 11
Lisa Anderson
Deputy Register