THIS INSTRUMENT PREPARED BY:
Deanie L. Gregory, Attorney-at-Law
GREATER NASHVILLE TITLE & CLOSING COMPANY
With information furnished by the parties hereto
And without the benefit of a title search and/or
Examination of title
200 Madison Street
Madison, TN 37115

BILL GARRETT, Davidson County
Trans:T20120080122 DEEDQC
Recvd: 10/22/12 15:13 2 pgs
Fees:12.00 Taxes:0.00
20121022-0096687

Address New Owner:	Send Tax Bills to:	Tax ID No.
522 Partners, LLC P. O. Box 5153 Cary, NC 27512-5153	Same as new Owner	105 020 506.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, **I, ANDREW G. MARTIN, JR.** (Grantor) by these presents do hereby quitclaim and convey unto , **522 PARTNERS, LLC** (Grantee) its successors and assigns, all my right, title, and interest in and to the following described tract of land:

LAND IN DAVIDSON COUNTY, TENNESSEE, being Lot No. 42A on the Plan of Edgehill Estates, Section One Hundred, of record in Plat Book 4860, Page 25 as amended in Book 7907, Page 103, Register's Office for Davidson County, Tennessee.

Said Lot No. 42A fronts 79.0 feet on the westerly margin of 9th Avenue South and extends back 120.0 feet on the northerly line and 120.06 feet on the southerly line to an alley in the rear on which it measures 75.2 feet.

Being the same property conveyed to Andrew G. Martin, Jr., unmarried, by Warranty Deed from Teresa J. Washington, unmarried, which deed is dated May 28, 2003 and recorded May 30, 2003 as Instrument No. 20030530-0073179 in the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 1011 9th Avenue South, NASHVILLE, TN 37203.

THE ABOVE DESCRIBED PROPERTY IS NOT THE PRINCIPAL RESIDENCE OF THE GRANTOR.

THIS CONVEYANCE IS MADE SUBJECT TO ANY LIENS, ENCUMBRANCES, ETC. OF RECORD IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, FURTHER SUBJECT TO UNPAID PROPERTY TAXES, IF ANY, AND SUBJECT TO PROPERTY TAXES FOR 2012, A LIEN, BUT NOT YET DUE AND PAYABLE, SUBJECT TO THOSE MATTERS SET FORTH ON THE PLAT OF EDGEHILL ESTATES, SECTION ONE HUNDRED OF RECORD IN PLAT BOOK 4860, PAGE 25 AS AMENDED IN BOOK 7907, PAGE 103, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND SUBJECT TO RESTRICTIVE COVENANTS OF RECORD, IF ANY, AND ANY RECORDED EASEMENTS.

IN WITNESS WHEREOF, I HAVE SET MY HAND ON THIS THE 19 **DAY OF** October, **2012.**

Andrew G. Martin, Jr.
Andrew G. Martin, Jr.

STATE OF NORTH CAROLINA
COUNTY OF Wake

Personally appeared before me, a Notary Public in and for County and State aforesaid, **ANDREW G. MARTIN, JR**, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence)and who upon his oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office at Raleigh (city), North Carolina, this the 19 day of October, 2012.

My commission expires:
09/2016

Shana A. Johnson
Notary Public

Shana A. Johnson
Notary Public
Johnston County, NC

STATE OF NORTH CAROLINA
COUNTY OF Wake

The actual consideration or value, whichever is greater, for this transfer is $NONE.

Andrew G. Martin, Jr.
Affiant

SWORN TO AND SUBSCRIBED BEFORE ME
THIS THE 19 DAY OF October, 2012.

Shana A. Johnson
Notary Public

My commission expires: 09/2016

Shana A. Johnson
Notary Public
Johnston County, NC