BILL GARRETT, Davidson County
Trans:T20130091898 DEEDQC
Recvd: 10/25/13 14:19 2 pgs
Fees:12.00 Taxes:0.00
20131025-0111517

Prepared by:
Susan B. Evans, Attorney at Law
2016 8th Avenue, South
Nashville, TN 37204

Name and address of owner:	Send tax bills to:	Map/Parcel:
Debbie F. Martin, et al	Debbie F. Martin	Map 71-4
125 Donald Street	125 Donald Street	Parcel 142.00
Nashville, TN 37207	Nashville, 37207	

This deed is being prepared to evidence distribution of real property to a beneficiary and is exempt from tax pursuant to TCA§ 67-4-409(a)(3)(D). Pursuant to TCA§ 67-4-409(a)(5) the valuation oath is intentionally omitted.

EXECUTOR'S QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars ($10.00) and good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, and for the purpose of making a distribution from an estate, I, Debbie Faye Martin, the Executrix of the Estate of Jerry Thomas Carter, deceased, Jerry Richard Carter and Paul Thomas Carter, hereinafter called the Grantors, hereby transfers and conveys unto Debbie Faye Martin, a forty-four and 47/100s (44.47) percent undivided interest and Larry Wayne Carter, a fifty-five and 53/100s (55.53) percent undivided interest, as tenants in common hereinafter called the Grantees, their heirs and assigns, all of the right, title and interest of the Estate of Jerry Thomas Carter, deceased, in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 12 on the C.L.Morris Subdivision as of record in Book 1835, page 116, Register's Office for Davidson County, Tennessee.

Said Lot No. 12 fronts 83.0 feet on the northeasterly margin of Donald Street, and runs back between lines measuring 191.7 feet on the southeasterly line and 190.1 feet on the northwesterly line to a dead line in the rear measuring 83.0 feet thereon.

Being all of the same property conveyed to Jerry T. Carter and wife, Shirley M. Carter by deed from J. I. Farrell, Chas R. Hawkins, Charles T. Davis, Trustees for North Edgefield Baptist Church, of record in Book 4088, page 69, said Register's Office. Shirley M. Carter predeceased Jerry Thomas Carter and title having vested in Jerry Thomas Carter as surviving tenant by the entirety. Then Jerry Thomas Carter having died testate October 24, 2012 and devised said property to Debbie Faye Martin, Larry Thomas Carter and Thomas Marshall Carter by Last Will and Testament of record in File No. 12P1811, Probate Clerk's Office for Davidson County, Tennessee. The said Thomas Marshall Carter predeceased Jerry Thomas Carter survived by issue Jerry Richard Carter and Paul Thomas Carter, his only heirs at law.

This is improved property also known as: 125 Donald Street, Nashville, TN 37207

This conveyance is subject to all restrictions and easements of record.

No abstract or survey furnished for preparation of this instrument.

The Preparer of this deed makes no representation as to the status of title to the property described hereto. This deed has been prepared solely from information furnished to the preparer, who makes no representations whatsoever other than it has been accurately transcribed from the information provided.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 10th day of October 2013.

Debbie Faye Martin, Executrix

Jerry Richard Carter

Paul Thomas Carter

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, Debbie Faye Martin, as the Executrix of the Estate Jerry Thomas Carter, deceased, the within named bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at, Nashville, Tennessee, the 10th day of October 2013.

SUSAN B. EVANS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public
My Commission Expires: March 8, 2016

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, Jerry Richard Carter and Paul Thomas Carter, the within named bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at, Nashville, Tennessee, the 10th day of October 2013.

SUSAN B. EVANS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public
My Commission Expires: March 8, 2016