This Instrument prepared by
and after recording return to:
Rachel C. Nelley, Esq.
Farris Bobango, PLC
618 Church Street, Suite 300
Nashville, Tennessee 37219

Davidson County DEEDQC
Recvd: 12/13/13 13:10 6 pgs
Fees:32.00 Taxes:0.00
20131213-0126410

QUITCLAIM DEED

Address of new owner as follows:	Send tax bills to:	Map-Parcel No.
Doristiene Martin **6405 Spring Ridge Road** **Raymond, Mississippi 39154**	**(Same)**	**08116024900**

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash, in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Doristiene Martin** (the "Grantor") by these presents does hereby quitclaim and convey unto **Alphanette Martin** (the "Grantee"), her heirs, successors and assigns, one-half of such Grantor's right, title and interest (constituting a one-quarter interest in said property) in and to the following described tract of land in Davidson County, Tennessee:

> Being the easterly 40 feet of Lot No. 37 in McGavock & Wetmore's First Addition to Nashville, called the "Town of McGavock", a plan of which is recorded in Book 21, page 23, Register's office for said County.
>
> The part of said Lot No. 37 herein conveyed fronts 40 feet on the northerly side of Scovel Street and extends back northerly between parallel lines and with the westerly line of Lot No. 38, 150 feet to an alley in the rear
>
> Being the same property conveyed to the Martha [Frierson] Martin by Warranty Deed from Napoleon Martin and wife, Gwendolyn Martin, dated January 31, 1968 of record in Book No. 4213, page 384 in the Register's office for Davidson County, Tennessee; Said Martha Frierson Martin having since died intestate on March 5, 2000, in Davidson County, Tennessee and all her right, title and interest in said property vested in her heirs-at-law, namely, her son, Isaac Napoleon Martin, and in her grandchildren, Lee Samuel Martin, Jr., Michael Martin and Gwendolyn Martin [Berkley]; Said Isaac Napoleon Martin having since died testate on January 20, 2013, in Davidson County, Tennessee and said property vested in his daughter, Doristiene Martin, under the terms of his Last Will and Testament, attached hereto as Exhibit A.

This is improved property commonly known as: **1040 Scovel Street, Nashville, Tennessee 37208.** Said property is conveyed subject to any and all such easements, limitations, restrictions, and encumbrances as may affect the premises.

Witness our hands this __ day of December, 2013 the bargaining party, having caused our names to be signed hereto on said day and date.

Doristine Martin

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Doristine Martin**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Nashville, this 13th day of December, 2013.

Notary Public

My commission expires: Mar. 3, 2015

KIMBERLY P. HURST
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 3, 2015

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ -0-

Affiant

Subscribed and sworn to before me, this the 13th day of December, 2013.

Notary Public

My Commission Expires: Mar. 3, 2015

KIMBERLY P. HURST
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 3, 2015

Last Will and Testament

OF

NAPOLEON MARTIN

I

I, Napoleon Martin, domiciled in Nashville, Davidson County, Tennessee, do make, publish, and declare this to be my Last Will and Testament, hereby revoking all Wills and Codicils heretofore made by me.

II

I direct that all of my just matured debts, my funeral expenses, and the costs of administration of my Estate be paid as soon as practicable after my death.

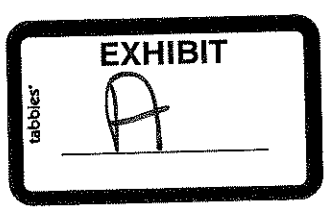
III

All the rest, residue and remainder of the property which I may own at the time of my death, real, personal and mixed, tangible and intangible, of whatsoever nature and wheresoever situated, including all property which I may acquire or become entitled to after the execution of this Will, including all lapsed legacies and devises and all life insurance payable to my estate (but excluding any property over or concerning which I may have any power of appointment), I bequeath and devise to Doristeen Martin.

IV

I appoint Doristeen Martin Executrix of this my Last Will and Testament and direct that no bond be required for the faithful performance of her duties; and I vest my said Executrix with full power and authority to sell, transfer, and convey any property, real or personal, which I may own at the time of my death at such time and price and upon such terms and conditions (including credit) that they may determine and to do every other act and thing necessary or appropriate to the complete administration of this Will. Bond, inventory and accounting of my Executrix is waived.

Napoleon Martin



IN TESTIMONY WHEREOF, I have hereunto subscribed my name to this my Last Will and Testament, consisting of this and one (1) preceding typewritten pages, and for the purpose of administration I have signed each such page, all in the presence of the persons witnessing it at my request this 12th day of August, 2008.

Napoleon Martin
NAPOLEON MARTIN

The foregoing instrument, consisting of this and one (1) preceding type written pages, was signed, sealed, published, and declared by NAPOLEON MARTIN, the testator, to be his Last Will and Testament, in our presence, and we, at his request and in his presence and in the presence of each, have hereunto subscribed our names as witnesses, this the 12th day of August, 2008, at Nashville, Tennessee.

WITNESS
404 James Robertson Pkwy
Street Address
Nashville, TN 37219
City, State and Zip Code

WITNESS
404 James Robertson Pkwy Ste 850
Street Address
Nashville TN 37219
City, State and Zip Code

AFFIDAVIT

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

We, the undersigned attesting witnesses to the foregoing Last Will and Testament of **NAPOLEON MARTIN,** at his request, do make and sign this Affidavit stating:

That the foregoing Last Will and Testament was signed, sealed, published, and declared by the Testator to be his Last Will and Testament, in the presence of all of us at one and the same time; and we, at his request and in his presence and the presence of each other, subscribed our names thereto as witnesses; and we do hereby attest to the sound and disposing mind of the said Testator and to the performance of the said act of execution at the place and on the date hereinbefore set out.

This Affidavit is made pursuant to the provisions of T.C.A. § 32-2-110, for the purpose of attaching the same to the Last Will and Testament of said Testator, for proof as to the execution of this Will.

WITNESS

WITNESS

Sworn to and subscribed before me this 12th day of August, 2008.

NOTARY PUBLIC

My Commission Expires:

3-10-12

TONI BARRETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 10, 2012

Certificate of Authenticity

I, **Rachel C. Nelley,** do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, **Kimberly P. Hurst**, a notary public for this county and state, **Rachel C. Nelley**, who acknowledges that this certification of an electronic document is true and correct and who signature I have witnessed on this 13th day of December, 2014.

Notary

KIMBERLY P. HURST
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 3, 2015

MY COMMISSION EXPIRES: Mar. 3, 2015