QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25 DAY OF February 2014

Notary Public

MY COMMISSION EXPIRES: 5-20-14
(AFFIX SEAL)

JOHN GLEAVES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Ave. South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
James A. Martin, Henry A. Martin and Mary Ellen Martin	"New Owner"	
(NAME)	(NAME)	04203012400
3802 Whitland Ave.		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37205		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE **JAMES A. MARTIN, III, HENRY A. MARTIN, MARY ELLEN MARTIN AND HENRY A. MARTIN AS EXECUTOR OF THE ESTATE OF JAMES A. MARTIN** HEREINAFTER CALLED THE GRANTOR (S), HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **JAMES A. MARTIN, III, HENRY A. MARTIN, MARY ELLEN MARTIN AS TENANTS IN COMMON**, HEREINAFTER CALLED THE GRANTEE (S), THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

LAND LYING IN THE 11TH CIVIL DISTRICT OF SAID COUNTY, DESCRIBED ACCORDING TO A SURVEY MADE BY HARVEY GEE, SURVEYOR, DATED AUGUST 14, 1964, AS FOLLOWS:

BEGINNING AT A POINT IN THE SOUTHERLY MARGIN OF CAMPBELL ROAD, 775.25 FEET EAST FROM THE EASTERLY MARGIN OF RONNIE ROAD; THENCE WITH THE MARGIN OF CAMPBELL ROAD, SOUTH 87 DEG. 01.5' EAST 136 FEET TO A POINT; THENCE SOUTH 2 DEG. 58.5' WEST 279.5 FEET TO A POINT; THENCE SOUTH 70 DEG. 28.5' WEST 139.9 FEET TO A POINT; THENCE NORTH 2 DEG. 58.5" EAST 312.2 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO JAMES A. MARTIN AND WIFE, MARY L. MARTIN BY DEED AS RECORD IN BOOK 4803, PAGE 102 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. THE SAID MARY L. MARTIN HAVING PREDECEASED JAMES A. MARTIN ON JANUARY 25, 2010.
THE SAID JAMES A. MARTIN HAVING SINCE DIED TESTATE ON OCTOBER 4, 2012. THE ORDER ADMITTING LAST WILL AND TESTAMENT LISTS JAMES A. MARTIN III, HENRY A. MARTIN AND MARY ELLEN MARTIN AS THE DEVISEES AS FILED IN DOCKET#12P-1841 SEVENTH CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE PROBATE DIVISION.

THIS INSTRUMENT WAS PREPARED WITH INFORMATION SUPPLIED BY THE GRANTEES &/OR GRANTORS. NO TITLE EXAMINATION WAS PERFORMED TO VALIDATE THE ACCURACY OF TITLE. THEREFORE THE PREPARER DOES NOT ACCEPT LIABILITY FOR THIS INSTRUMENT.

This is
( ) unimproved
(X) improved
property known as 509 E. Campbell Rd. Madison, TN 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

BILL GARRETT, Davidson County
Trans:T20140014140 DEEDQC
Recvd: 02/28/14 12:44 3 pgs
Fees:17.00 Taxes:0.00
20140228-0017388

Witness my/our hand (s) this the 30 day of Jan, 2014.

JAMES A. MARTIN, III

MARY ELLEN MARTIN 13 February 2014

HENRY A. MARTIN 21 Feb 2014

HENRY A. MARTIN, EXECUTOR

STATE OF NEW YORK
COUNTY OF MONROE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JAMES A. MARTIN, III**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 30th day of January, 2014.

Notary Public

My Commission Expires: 10-11-17

JOSEPH A. BALSANO JR.
Notary Public, State of New York
No. 01BA6135053
Qualified in Monroe County
Commission Expires 10-11-17

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MARY ELLEN MARTIN**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 18th day of February, 2014.

Notary Public

ASHLAND L. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES July 3, 2017

My Commission Expires:
July 3, 2017

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **HENRY A. MARTIN**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 21st day of February, 2014.

Notary Public

SUSAN E. ELAINE
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY, TENN.

My Commission Expires:

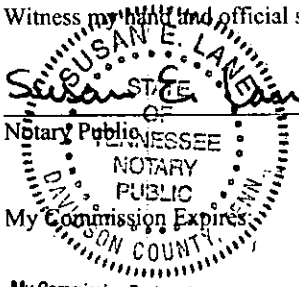
My Commission Expires OCT 19, 2016

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 21st day of February 2014, before me personally appeared **HENRY A. MARTIN**, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the **EXECUTOR** for **ESTATE OF JAMES A. MARTIN** and that he as such **EXECUTOR** executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 21st day of February, 2014.

Susan E. Lane
Notary Public



My Commission Expires:

My Commission Expires OCT. 18, 2016

RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Ave. South
Nashville, TN 37212