BILL GARRETT, Davidson County
Trans:T20150085545 DEEDQC
Recvd: 10/07/15 11:58 2 pgs
Fees:12.00 Taxes:0.00
20151007-0102304

This Instrument Prepared By:
Ronald H. Bice, Jr.
Attorney at Law
4515 Harding Road, Suite 103
Nashville, TN 37205

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills to:	Map/Parcel No.:
VERNON E. MARTIN, JR., et ux 603 Katy Hill Drive Goodlettsville, TN 37072	Same	147-05 / 188.00

The Grantor, **VERNON E. MARTINE, JR., SUCCESSOR TRUSTEE** of the Nell Brake Spencer Revocable Living Trust dated April 23, 1996, taking this action as successor trustee to terminate the trust, has this day quitclaimed, bargained and sold, and does hereby transfer and convey unto the said **VERNON E. MARTIN, JR. and wife, JANICE M. MARTIN**, hereinafter referred to as Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lot No. 46 on the Plan of Caldwell Country Estates, Section I, as of record in Book 2663, Page 68, Register's Office for said County as follows:

Said Lot No. 46 fronts 123.5 feet on the westerly side of Danby Drive and runs back between 255.3 feet on the southerly line and 279.5 feet on the northerly line, to a dead line, measuring 184.8 feet thereon.

Being the same property conveyed to Nell Brake Spencer, Trustee of the Nell Brake Spencer Revocable Living Trust dated April 23, 1996 by deed February 26, 2009, from Nell Brake Spencer of record as Instrument Number 20090303-0018614, Register's Office for Davidson County, Tennessee. The said Nell Brake Spencer having deceased and Vernon E. Martin, Jr. assuming the duties as Successor Trustee.

Taxes shall be the responsibility of the Grantees.

This is improved real property known as 4911 Danby Drive, Nashville, TN 37211.

Witness my hand this 22nd day of SEPTEMBER, 2015.

VERNON E. MARTIN, JR.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater of this transfer is $ -0-.

Affiant

Subscribed and sworn to before me, this the 22nd day of SEPTEMBER 2015.

Notary Public

My Commission Expires: 9-10-2018

DAWN PHILLIPS SHEEHAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-10-2018

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ronald H. Bice, Jr., a Notary Public in and for said County and State, the within named, VERNON E. MARTIN, JR., Successor Trustee of the Nell Brake Spencer Revocable Living Trust dated April 23, 1996, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument in his capacity as Successor Trustee for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 22nd day of SEPTEMBER, 2015.

Notary Public

My Commission Expires: 11-06-07

RONALD H. BICE, JR.
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN