BILL GARRETT, Davidson County
Trans:T20160059567 DEEDQC
Recvd: 07/12/16 14:00 2 pgs
Fees:12.00 Taxes:0.00
20160712-0071385

THIS INSTRUMENT PREPARED BY:

SMITH & HIRSCH, PLC
3250 Dickerson Pike, Suite 121
Nashville, TN 37207

Address New Owners	Send Tax Bills To	Map-Parcel No.
Carl W. Martin 2807 St. Edwards Drive Nashville, Tennessee 37211	**Carl W. Martin** 2807 St. Edwards Drive Nashville, Tennessee 37211	08111014600

QUITCLAIM DEED

THIS INSTRUMENT made and entered into this 08th day July, 2016, by and between **CARL W. MARTIN** ("Grantee") and **THE WESS B. MARTIN TRUST BY ANTOINETTE M. HAYES, THE TRUSTEE OF THE WESS B. MARTIN TRUST**, ("Grantor").

WITNESSETH:

FOR AND IN CONSIDERATION OF THE SUM OF ONE AND 00/100 DOLLAR ($1.00), and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, Grantor does hereby conveys, transfers, remises, releases, relinquishes and quitclaims unto Grantee, Grantee's heirs and assigns, all of Grantor's rights, title and interest in and to the following described real estate having an address of **1606 22ND AVENUE NORTH, NASHVILLE, TENNESSEE 37208**, which is more fully described as follows::

A certain tract of land in Davidson County, State of Tennessee, and being more particularly described as follows:

BEING the southerly 10 feet of Lot No. 60 and the northerly 39.5 feet of Lot No. 61 on the Map of S. A. Champion's Subdivision of record in Book 161, page 132, Register's Office for Davidson County, Tennessee.

SAID parts of said lots front together 49.5 feet on the easterly side of 22nd Avenue North, formerly Champion Avenue and run back between parallel lines 154.7 feet to an alley.

This conveyance is subject to any and all existing limitations, restrictions, encumbrances, a certain Lease, dated 15 March 2016, between The Wess B. Martin Trust and Evelyn McCarty, easements of record and is conveyed "as is/where is."

The description herein was provided by the parties hereto and the preparer of this deed assumes no responsibility for the accuracy of the description.

No title search was requested to be performed by the preparer of this Quitclaim Deed and none was performed.

The above legal description is the same as used on the prior deed, recorded as Instrument No. 20121017-0095091, in the Register's Office for Davidson County, Tennessee.

To have and to hold said property to the said Grantee, Grantee's heirs and assigns forever.

IN WITNESS WHEREOF, the said Grantor has hereunto set her hand and seal the day and year first above written.

GRANTOR:

Antoinette M. Hayes

ANTOINETTE M. HAYES,
In her capacity as Trustee of
The Wess B. Martin Trust

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named Grantor, **ANTOINETTE M. HAYES, in her capacity as Trustee of the Wess B. Martin Trust**, 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, this 8th day of July, 2016.

Jacqueline Orr Wiggins
NOTARY PUBLIC

My commission expires:_____

JACQUELINE ORR WIGGINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires OCT. 7, 2019

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Affiant
Subscribed and sworn before me this the
12 Day of July, 2016.
Deputy Register