BILL GARRETT, Davidson County
Trans:T20170055759 DEEDQC
Recvd: 06/29/17 12:55 1 pgs
Fees:12.00 Taxes:0.00
20170629-0065573

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Garrison Martin** ("Grantor"), a married man, hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Irene M. Martin,** (Grantee), a single woman, all of his rights, title, and interests in the following described real property, to wit:

Tract I - 0 Shannon Ave, Madison, TN 37115 - M&P 04301010000

A parcel of land in Davison County, Tennessee, being the easterly 71 feet of the northerly 289 feet of Lot I, on the corrected Map of W. P. Ready Subdivision of the E. H. Thornton Tract, as of record in Book 332, Page 110, Register's Office for Davidson County, Tennessee.

SAID part of said Lot fronts 71 feet on the southerly side of Shannon Avenue, and extends back between parallel lines, 289 feet to a dead line in the rear.

Tract II - 411 Sarver Ave, Madison, TN 37115 - M&P 04301010400

BEING the south 255 feet of the East 71 feet of Lot "I" on the corrected Subdivision of the W. P. Ready Subdivision of the E. H. Thornton Tract, as of record in Book 332, Page 110, Register's Office for Davidson County, Tennessee.

SAID part of Lot "I" fronts 71 feet on the north side of Sarver formerly Madison Avenue, and runs back between parallel lines, 255 feet to a dead line.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Both tracts being all the same property conveyed to Grantor herein by Affidavit of Heirship of record at Instrument Number 20170629-0065572 in said Register's Office.

IN TESTIMONY WHEREOF I/we have executed this instrument the **28th** day of **June, 2017.**

Garrison Martin

Garrison Martin

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Garrison Martin** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office on this **28th** date of **June, 2017.**

Notary Public

My Commission Expires: 7.3.17

MEMORIE WHITE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00**.

AFFIANT

SUBSCRIBED AND SWORN before me this the 28th day of **June, 2017.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7.3.17

MEMORIE WHITE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

PROPERTY OWNER &
ADDRESS TO
MAIL TAX BILLS TO: **Irene M Martin, 411 Sarver Ave, Madison, TN 37115**