Davidson County DEEDQC
Recvd: 09/01/17 11:39 4 pgs
Fees:22.00 Taxes:0.00
20170901-0090131

#33849

THIS INSTRUMENT PREPARED BY: **Mudter, Patterson & Cox, PLLC** **3811 Bedford Avenue** **Suite 205** **Nashville, TN 37215** **(615) 383-4429**	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: $-0-. Sara Virginia Martin Affiant Subscribed and sworn to before me, this 31st day of August, 2017. Notary Public My Commission Expires:

GERALD PATTERSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES OCTOBER 7, 2017

QUITCLAIM DEED

Address New Owner: Sara Virginia Martin 2600 Hillsboro Pike #134 Nashville, TN 37212	Send Tax Bills To: Avenue Bank 3823 Cleghorn Avenue Nashville, TN 37215	Tax Information: Map/Parcel: 117-03-0-H 134-00co

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **MICHAEL R. MARTIN,** a married man (hereinafter referred to as the "Grantor"), does hereby quitclaim, transfer and convey unto **SARA VIRGINIA MARTIN**, an unmarried woman, her heirs and assigns, all of his right, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described on Exhibit "A" hereto.

This is improved property known as 2600 Hillsboro Pike #134, Nashville, Tennessee, 37212.

This property is not now, nor has it ever been, the marital residence of the Grantor.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 31st day of August, 2017.

Michael R Martin
MICHAEL R. MARTIN

AMANDA STEPHENSON REEVES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 09-11-2017

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Michael R. Martin, the bargainor, 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 for the purposes therein contained.

Witness my hand and official seal at office, this 31 day of August, 2017.

Notary Public

My Commission Expires: 9/11/2017

AMANDA STEPHENSON REEVES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-11-2017

Exhibit "A"

Land in Davidson County, Tennessee, being Unit No. 134, together with the appurtenant interest in the common elements of The Enclave at Hillsboro Village, a horizontal property regime established by Master Deed of record in Instrument No. 20051005-0119789, amended in Instrument No. 20060210-0016562 and Instrument No. 20060919-0116052, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "C" to the aforementioned Master Deed.

Being the same property conveyed to Sara Virginia Martin, unmarried, and Michael R. Martin, married, by deed dated April 24, 2015 from Lauren Gibbs nka Lauren Mauer, a married woman, of record in Instrument No. 20150430-0039051, Register's Office for Davidson County, Tennessee.

True Copy Certification

I, KELLY E. COX, 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.

KELLY E. COX

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, EILEEN K. HOPKINS, a notary public for this county and state, KELLY E. COX, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature
My Commission Expires:
Notary Seal:

