Bill Garrett Davidson County
Batch# 60408 DEEDQC
02/20/2018 02:28:58 PM 3 pgs
Fees: $22.00 Taxes: $0.00
20180220-0016053

FROM: Thomas Chadwick Martin and wife, Joyce Ann Martin and John Randy Martin

TO: Larry L. Roberts, TRUSTEE

FROM: Larry L. Roberts, TRUSTEE

TO: Thomas Chadwick Martin and John Randy Martin

QUITCLAIM DEED

Address of new owners	send tax bills to	map-parcel numbers
Thomas Chadwick Martin and John Randy Martin 323 Dade Drive Nashville, TN 37211	SAME	148 050 151.00

THIS INSTRUMENT PREPARED BY:

LARRY L. ROBERTS, #3712
ATTORNEY AT LAW
627 SECOND AVENUE, SOUTH
NASHVILLE, TN 37210
615: 244-6438

STATE OF TENNESSEE:

COUNTY OF DAVIDSON:
THE ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS:
$ -0-

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME, THIS 20TH DAY OF February, 2018.

NOTARY PUBLIC
MY COMMISSION EXP. 10/1/19

PAYTON BRUMLER NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON

In order to establish an estate of tenants in common between Thomas Chadwick Martin and John Randy Martin, the said Thomas Chadwick Martin and his wife, Joyce Ann Martin, and John Randy Martin, an unmarried man, do hereby convey and quitclaim unto Larry L. Roberts, Trustee, the following described property situated in Davidson County, Tennessee, and being more particularly described as follows:

Being Lot No. 62 on the Plan of Haywood Acres, Section One, as of record in Book 2900, Page 17, Register's Office for Davidson County, Tennessee.

Said Lot No. 62 fronts 110.0 feet on the northwesterly side of Margo Lane and runs back between lines 193.8 feet on the northeasterly line and 175.0 feet on the southwesterly line to a broken dead line in the rear on which it measures 200.1 feet.

Being the same property conveyed to John K. Martin and wife, Joy C. Martin, by deed from Jones and Land Company, a Tennessee Corporation, on September 16, 1960, and being of record in Book 3131, Page 269, Register's Office for Davidson County, Tennessee. The said John K. Martin died in Davidson County, Tennessee, on May 18, 2005, and the said Joy C. Martin, his widow, died unmarried and intestate in Davidson County, Tennessee, on October 25, 2017. Thomas Chadwick Martin and John Randy Martin were the only children ever born to John K. Martin or Joy C. Martin, and both of them survive and are sui juris. Joyce Ann Martin is the spouse of Thomas Chadwick Martin and joins in this quitclaim conveyance.

This is improved property known as: 330 Margo Lane, Nashville, Davidson County, Tennessee 37211.

Now Larry L. Roberts, Trustee, in order to complete the transaction to Thomas Chadwick Martin and John Randy Martin, the sole heirs of Joy C. Martin, does hereby quitclaim and convey unto the said Thomas Chadwick Martin and John Randy Martin all my right, title and interest in the foregoing property pursuant to the conveyance to me as Trustee.

This conveyance is made subject to all restrictions of record.

IN WITNESS WHEREOF, the parties have hereunto set their hands and seal on this 19th day of February, 2018.

THOMAS CHADWICK MARTIN

JOYCE ANN MARTIN

JOHN RANDY MARTIN

LARRY L. ROBERTS, TRUSTEE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a notary public in the state and county aforesaid, the aforenamed Thomas Chadwick Martin and wife, Joyce Ann Martin, together with John Randy Martin, an unmarried man, and Larry L. Roberts, Trustee, acting in his capacity as Trustee, acknowledge their signatures under oath for the purposes contained herein.

WITNESS my hand and official seal this 19th day of February, 2018.

NOTARY PUBLIC

PAIGE CHUMPLER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

MY COMMISSION EXPIRES: 10/1/19.