QUIT CLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:
Marguerite Fish Martin, Trustee
Marguerite Fish Martin Living Trust
3906 Wayland Drive
Nashville, Tennessee 37215

SEND TAX BILLS TO:
Grantee

MAP-PARCEL NOS.
130-11-0-098.00

THIS INSTRUMENT PREPARED BY:
SchlitzLAW
1507 16th Avenue South
Nashville, Tennessee 37212

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $-1.00-

Affiant

Subscribed and sworn to before me, this the 22nd day of January, 2021.

Notary Public

My Commission Expires: July 9, 2024
(Affix Seal)

Karen Johnson Davidson County
Batch# 587488 DEEDQC
03/09/2021 09:10:03 AM 2 pgs
Fees: $2.00 Taxes: $0.00
20210309-0030544

STACEY SCHLITZ
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-9-2024

FOR AND IN CONSIDERATION of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned **Marguerite F. Martin**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and quitclaim to **Marguerite Fish Martin, as Trustee of the Marguerite Fish Martin Living Trust,** hereinafter called the Grantee, its successors and assigns, all of Grantor's interest in and to a certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows: to-wit::

Land in Davidson County, Tennessee, Being Lot No. 4 on the Plan of Tyne Meade, Section 4, of record in Book 1424, page 25, said Register's Office, described as follows:

Said Lot No. 4 fronts 117.1 feet on the northerly side of Wayland Drive and extends back 427.0 feet on the easterly line and 371.3 feet on the westerly line to a dead line in the rear measuring 124.4 feet thereon.

Being the same property conveyed to F. Kirke Martin III and wife, Marguerite F. Martin of record in Book 5309, page 803, said Register's Office, and inherited by Marguerite F. Martin as evidenced by Affidavits of Heirship in Instrument Nos. 20210208-0017966 and 20210208-0017967, Register's Office for Davidson County, Tennessee.

This is improved property known as: 3906 Wayland Drive, Nashville, Davidson County, Tennessee, 37215.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights-of-way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This instrument was prepared from information supplied by the parties. No title examination, survey, or settlement has been performed and SchlitzLAW, shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

IN WITNESS WHEREOF, this instrument has been executed this 22nd day of February, 2021.

Marguerite F. Martin

ACKNOWLEDGEMENT

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **Marguerite F. Martin**, with whom I am personally acquainted, and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office, this 22nd day of February, 2021.

STACEY SCHLITZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-9-2024

Stacey Schlitz
Notary Public

My commission expires: July 9, 2024