(D)

Karen Johnson Davidson County
Batch# 607198 DEEDQC
04/06/2021 08:48:23 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210406-0044582

PREPARER NOT RESPONSIBLE FOR CLOSING REQUIREMENTS. NO TITLE SEARCH REQUESTED OR PERFORMED.

THIS INSTRUMENT WAS PREPARED BY:
J. STEPHEN BROWN, P.C.
ATTORNEY AT LAW
224 WEST GAY STREET
LEBANON, TN 37087

This transfer is exempt from real estate transfer tax pursuant to TCA 67-4-409(a)(3)(D).

ADDRESS NEW OWNER AS FOLLOWS:
Robert E. Martin
943 Cahal Ave
Nashville, TN 37206

SEND TAX BILLS TO:
------Same--------

MAP PARCEL NUMBERS:
072-13-0-052.00

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that VERNON R. MARTIN and ROBERT E. MARTIN, CO-EXECUTORS of the ESTATE OF WILLIE RAY MARTIN, deceased, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, and in connection with the distribution and closing of the ESTATE OF WILLIE RAY MARTIN, the decedent's will having been duly admitted to probate in Davidson County, Tennessee, and recorded under Docket No. 20P1555, Probate Court Clerk's Office for said county, hereby remises, releases and forever quitclaims unto ROBERT E. MARTIN, his heirs and assigns, all of their right, title and interest as Co-Executors, in the following tracts or parcels of land located in Davidson County, Tennessee, described as follows, to-wit:

> Located in Davidson County, Tennessee, and being Lot No. 26 on the Plan of Irvington, as of record in Book 843, page 60, Register's Office for said County.
>
> Said Lot No. 26 fronts 60 feet on the northerly side of Cahal Avenue and runs back 167.15 feet on the westerly line and 167.4 feet on the easterly line to a dead line and measures 60 feet thereon.

Being the same property quitclaimed to Willie R. Martin by Quitclaim Deed from Virgil Martin, dated October 19, 1999, and of record in Book 11718, Page 269, Register's Office for Davidson County, Tennessee.

Willie Ray Martin, died August 20, 2020, testate, in Davidson County, Tennessee, leaving a duly probated Last Will and Testament recorded under Docket No. 20P1555, Probate Court Clerk's Office for Davidson County, Tennessee; wherein Vernon R. Martin and Robert E. Martin were appointed Co-Executors.

This is improved property known as 943 Cahal Avenue, Nashville, Davidson County, Tennessee 37206.

This is the same description as contained in the previous instrument of record.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 23 day of March, 2021.

Vernon R. Martin
VERNON R. MARTIN, CO-EXECUTOR

Robert E. Martin
ROBERT E. MARTIN, CO-EXECUTOR

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Vernon R. Martin, Co-Executor**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 23 day of March, 2021.

NOTARY PUBLIC

CAREY G. WEEKS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My Commission Expires: 8/28/24

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Robert E. Martin, Co-Executor**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 23 day of March, 2021.

NOTARY PUBLIC

My Commission Expires: 8/23/24

