Prepared by/Return to:
Mark B. Leedom, Esq.
636 Grassmere Park Drive Suite 130B
Nashville, TN 37211

Karen Johnson Davidson County
Batch # 1213335 DEEDQC
12/09/2024 09 35 01 AM 2 pgs
Fees $12 00 Taxes $0 00

20241209-0095232

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $-0

Emily Montgomery
Affiant

Subscribed and sworn to before me, this 4th day of December 2024.

Notary Public

My commission expires. 7/2/27

MARK B. LEEDOM NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON MY COMM EXPIRES JULY 2, 2025

QUITCLAIM DEED

Address of New Owner(s) as follows	Send Tax Bills To	Map-Parcel Number
Deborah Bates Martin	**New Owner**	**027-07-0-135.00**
123 Cambridge Court		
Goodlettsville, TN 37072		

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, DEBORAH B. MARTIN, unmarried, "GRANTOR(S)", by these presents, does hereby quitclaim and convey unto DEBORAH BATES MARTIN, unmarried, and CECIL RAY NEWMAN, unmarried, Tenants in Common with Rights of Survivorship, "GRANTEE(S)", his/her/their successors, heirs and assigns all of his/her/their rights, title and interests in and to a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 213 on the Plan of Re-Subdivision of Windsor Green, Phase 2, Section 1, Lots 212 and 213, of record in Plat Book 6050, Page 365, Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more particular description.

Being the same property conveyed to Deborah B. Martin and husband, F. Ronald Martin, by Warranty Deed from Jason P. Baxter and wife, Stephanie D. Baxter, dated 12/04/05 of record in Instrument No. 20051220-0152580, Register's Officer of Davidson County, Tennessee. F. Ronald Martin died on 3/27/08 leaving Deborah B. Martin as the surviving tenant.

Subject to any and all covenants, conditions, restrictions, easements, and encumbrances of record in the Register's Office of Davidson County, Tennessee.

Legal description taken from prior deed of record.

By way of recital, the property described herein is improved property bearing the street address of 123 Cambridge Court, Goodlettsville, TN 37072.

Preparer makes no representation as to the accuracy of the information contained herein, this instrument having been prepared without benefit of title search upon information furnished by the parties hereto

WITNESS my/our hand(s) this 4th day of December, 2024.

Deborah B. Martin
DEBORAH B MARTIN

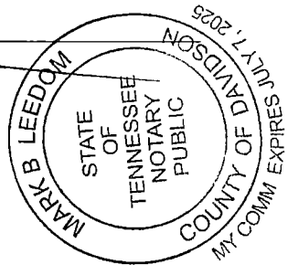
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public of said County and State, Deborah B. Martin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 4th day of December, 2024.

My commission expires: 7/7/25

NOTARY PUBLIC



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