FROM PHILLIP WAYNE FUSSELL TO DENISE WARREN FUSSELL

# QUITCLAIM DEED

| Address of New Owner | Send Tax Bills To: | Map-Parcel |
|---|---|---|
| Denise Warren Fussell | SAME | 21-238 |
| 3852 Old Clarksville Hwy | | 14D-22320 |
| Joelton, TN 37080 | | |

**THIS INSTRUMENT PREPARED BY:**
**JUDE T. LENAHAN, Attorney at Law**
**301 Union Street 10th Floor**
**Nashville, TN 37201**
**(615) 242-1721**

THIS INSTRUMENT made and entered into by and between PHILLIP WAYNE FUSSELL, party of the second part, of Nashville, Davidson County, Tennessee, and DENISE WARREN FUSSELL, party of the first part, of Joelton, Davidson County, Tennessee.

**W I T N E S S E T H :**

That for and in consideration of satisfying the terms of a divorce decree in the Probate Court for Davidson County, Tennessee, Docket Number 86D-1504, the party of the second part conveys and quitclaims to the party of the first part all of his right, title and interest in and to the following described real estate, to wit:

LAND in Davidson County, Tennessee, described according to a survey made by John Kohl, Registered Land Surveyor, dated November 27, 1973, as follows:

BEGINNING in the center of Old Clarksville Highway at the southwest corner of the property conveyed to Gwyne D. Ellis and wife, of record in Book 3677, page 203, thence, North 7 deg. East 241.4 feet; thence, South 82 deg. East 35 feet; thence, South 7 deg. West 11.3 feet; thence, South 82 deg. East 35 feet; thence, South 7 deg. West 236 feet to the center of Old Clarksville Highway; thence, with the center of the same, North 77 deg. West 70 feet to the Beginning.

BEING the same property conveyed to Danny G. Duke and wife, Linda Warick Duke by deed from Gwyne D. Ellis and wife, Catherine K. Ellis of record in Book 4769, page 741, Register's Office for Davidson County, Tennessee.

This land is improved property known as 3852 Old Clarksville Highway, Joelton, Davidson County, Tennessee 37080.

IN TESTIMONY WHEREOF, the party of the first part has hereunto set his signature this the 10th day of Sept, 1987.

Phillip Wayne Fussell
PHILLIP WAYNE FUSSELL

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, DAVID R. MOON a Notary Public in and for said County and State, the within named PHILLIP WAYNE FUSSELL, 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 at Nashville, Davidson County, Tennessee this the 10 day of SEPTEMBER, 1987.

David R Moon
NOTARY PUBLIC

My Commission Expires: 3-8-87

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is 00/100 Dollars, but rather to satisfy a court decree. This is improved property known as 3852 Old Clarksville Highway, Joelton, Davidson County, Tennessee 37080.

Denise Warren Fussell
AFFIANT

Sworn to and subscribed before me
this the 10th day of September, 1987.

David R Moon
NOTARY PUBLIC

My Commission Expires: 3-8-89

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IDENTIFICATION REFERENCE

SEP 14 2 29 PM '87

FELIX A. WILSON REGISTER
DAVIDSON COUNTY, TN