This Instrument prepared by:
TED F. WALKER
Attorney at Law
1820 Parkway Towers
Nashville, Tennessee 37219
Telephone: 615-244-7707

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Map & Par. #
James W. Arnold 13700 Old Hickory Blvd. Antioch, TN 37013	Same	182 106

KNOW ALL MEN BY THESE PRESENTS:

That Joy Phelan Arnold, for the express purpose of making a reconveyance as part of a Marital Dissolution Agreement in a divorce action filed November 2, 1994, in the Fourth Circuit Court for Davidson County, Docket Number 94D-3889, between
JAMES WILLIAM ARNOLD, Plaintiff
vs.
JOY ANN ARNOLD, Defendant
does hereby demise, release and forever quitclaim unto the said James W. Arnold, his heirs, successors and assigns, all of her title, interests and estate, legal and equitable, in and to a tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in the 5th Civil District of Davidson County, Tennessee, described according to a survey made by Ernest Medlin, Surveyor, dated July 3, 1974, as follows:
Beginning at an iron pin on the northerly margin of Hobson Pike said point being 199.71 feet east of the center line of Whittemore Lane; thence leaving said Hobson Pike North 2 32' west 829.38 feet; thence south 87 20' west 202.20 feet; thence south 2 52' east 810.25 feet to an iron pin in the northerly margin of Hobson Pike; thence with said Hobson Pike southeasterly 199.71 feet to the beginning, being tract No. 1 of the Gene Smith property.
Being the same property conveyed to James W. Arnold and wife, Joy Phelan Arnold, by deed from J.R. Shelton and wife, Elizabeth B. Shelton, of record in Book 5415, page 941, Register's Office for Davidson County, Tennessee.
The said James W. Arnold hereby assumes, agrees to pay, and agrees to hold Joy Phelan Arnold harmless from one Deed of Trust Note in favor of Third National Mortgage Co., said note bearing an original unpaid principal balance of $25,000.00, note is evidenced by a Deed of Trust of record in Book 4965, page 132, and an extension and modification agreement for an increase of the original unpaid principal balance to $35,000.00, note is evidenced in record book 5001, page 936, Register's Office for Davidson County, Tennessee. The mortgage was subsequently assigned to Sun Trust Mortgage Company, to whom payment shall now be made by James W. Arnold.
THIS IS THE SAME DESCRIPTION AS IN THE PREVIOUS DEED OF RECORD.
This is improved property known as: 13700 Old Hickory Blvd., Antioch, TN 37013.
Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand on this 4th day of November, 1994.

Joy Phelan Arnold
JOY PHELAN ARNOLD

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named JOY PHELAN ARNOLD, the Bargainor, with whom I am personally acquainted, and who acknowledged to me that she executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at Nashville, Tennessee, this 4th day of November, 1994.

Teresa Butler
NOTARY PUBLIC

My Commission expires:

My Commission Expires JULY 22, 1995

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STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration on this transfer is $0.

James W. Arnold
JAMES W. ARNOLD
AFFIANT

Sworn to and subscribed before me this 4th day of Nov., 1994.

Teresa A Butler
NOTARY PUBLIC

My Commission expires:

My Commission Expires JULY 22, 1995

06394
IDENTIF. ↑ REFERENCE

PICK-UP
94 NOV -7 AM 8:37
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This instrument prepared from information provided by parties.

508811 11/07 0101 01CASH 8.00