BOOK 9882 PG 972

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. #
Shannon M. Hixson 305 Milliken Bend Rd Madison, TN 37115	Same	11D 69099 51-8-186

KNOW ALL MEN BY THESE PRESENTS:

That Kim A. Hixson, for the express purpose of making a reconveyance as part of a Marital Dissolution Agreement in a divorce action filed August 21, 1995, in the Fourth Circuit Court for Davidson County, Docket Number 95D-2532, between
SHANNON MURRAY HIXSON, Plaintiff
vs.
KIM ANNETTE HIXSON, Defendant
does hereby demise, release and forever quitclaim unto the said Shannon M. Hixson, 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 Davidson County, Tennessee, being Lot No. 1 on the Plan of Resubdivision of Part of Lot No. 10 Montague Subdivision, of record in Book 4885, page 52, Register's Office for said County, to which plan reference is hereby made for a more complete description.
BEING the same property conveyed to Shannon M. Hixson and wife, Kim A. Hixson, by deed from Dennis R. Eidson and wife, Lisa R. Eidson, of record in Book 8512, page 516, Register's Office for Davidson County, Tennessee.
The said Shannon M. Hixson hereby assumes, agrees to pay, and agrees to hold Kim A. Hixson harmless from one Deed of Trust Note in favor of National Mortgage Company, said note bearing an original unpaid principal balance of $38,553.59. Note is evidenced by a Deed of Trust of record in Book 8512, page 519, Register's Office for Davidson County, Tennessee.

0130217
IDENTIF. & REFERENCE

95 DEC -8 AM 8:04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

6252 12/08 0101 01CASH 8.00

THIS IS THE SAME DESCRIPTION AS IN THE PREVIOUS DEED OF RECORD.
This is improved property known as: 305 Milliken Bend Road, Madison, TN 37115.
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 1st day of August, 1995.

KIM A. HIXSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named KIM A. HIXSON, 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 1st day of August, 1995.

Annette LeCroy
NOTARY PUBLIC

My Commission expires:
3-21-98

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STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration on this transfer is $0.

Kim Hixson
SHANNON M. HIXSON
AFFIANT

Sworn to and subscribed before me this 25th day of August, 1995.

Annette LeCroy
NOTARY PUBLIC

My Commission expires:
3-21-98

This instrument prepared from information provided by parties.