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

BOOK 10231 PG 776

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Map & Par. #
Kirk Comiskey 113 Catawba Court Antioch, TN 37013	Same	162-3-264 5DU 60972

KNOW ALL MEN BY THESE PRESENTS:

That Margaret Mandell, for the express purpose of making a reconveyance as part of a Marital Dissolution Agreement in a divorce action filed September 12, 1996, in the Fourth Circuit Court for Davidson County, Docket Number 96D-2644, between
MARGARET EILEEN MANDELL, Plaintiff
vs.
KIRK GEORGE COMISKEY, Defendant
does hereby demise, release and forever quitclaim unto the said Kirk Comiskey, 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. 187 ON THE PLAN OF HAYWOOD HILLS, SECTION THREE, AS OF RECORD IN BOOK 4460, PAGES 164 AND 165, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A COMPLETE AND ACCURATE DESCRIPTION THEREOF.
BEING the same property conveyed to Kirk Comiskey and wife, Margaret Mandell, by Quit Claim Deed from Kirk Comiskey and wife, Margaret Mandell and Arthur E. Mandell, of record in Book 10115, page 701, Register's Office for Davidson County, Tennessee.
The said Kirk Comiskey hereby assumes, agrees to pay and agrees to hold Margaret Mandell harmless from one Deed of Trust Note in favor of Biltmore Mortgage Corporation, said note bearing an original unpaid principal balance of $50,000.00. Note is evidenced by a Deed of Trust of record in Book 1015, page 703, Register's Office for Davidson County, Tennessee. The mortgage was subsequently assigned to Regions Mortgage, Inc., to whom payment shall now be made by Kirk Comiskey.

0238225
IDENTIF. & REFERENCE

96 OCT 21 P1:12:54
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

2261 10/21 0101 03CHECK 8.00

THIS IS THE SAME DESCRIPTION AS IN THE PREVIOUS DEED OF RECORD.
This is improved property known as: 113 Catawba Court, 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 21 day of October, 1996.

Margaret Mandell
MARGARET MANDELL

BOOK 10231 PG 777

STATE OF TENNESSEE)
COUNTY OF)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named MARGARET MANDELL, 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 Davidson Co., Tennessee, this 14 day of October, 1996.

NOTARY PUBLIC

My Commission expires:
November 27, 1999

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STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration on this transfer is $0.

KIRK COMISKEY
AFFIANT

Sworn to and subscribed before me this 14 day of October, 1996.

NOTARY PUBLIC

My Commission expires:
November 27, 1999

This instrument prepared from information provided by parties.