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

BOOK 10348 PG 252

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Map & Par. #
Adina Sage 712 Tina Court Antioch, TN 37013	Same	149.090 185.00

KNOW ALL MEN BY THESE PRESENTS:

That Randal Sage, for the express purpose of making a reconveyance as part of a Marital Dissolution Agreement in a divorce action filed November 19, 1996, in the Fourth Circuit Court for Davidson County, Docket Number 96D-3356, between
ADINA MARIE SAGE, Plaintiff
vs.
RANDAL HOWARD SAGE, Defendant
does hereby demise, release and forever quitclaim unto the said Adina Sage, her heirs, successors and assigns, all of his 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. 82 on the Plan of Barclay Square, Section 3, as of record in Plat Book 4675, page 154, amended in Book 4967, page 404, Register's Office for said County to which plan reference is made for a more complete description.
BEING the same property conveyed to Randal Sage and wife, Adina Sage, by deed from Randall A. Sutton and Synthia A. Sutton, of record in Book 9896, page 651, Register's Office for Davidson County, Tennessee.
The said Adina Sage hereby assumes, agrees to pay, and agrees to hold Randal Sage harmless from one Deed of Trust Note in favor of Commercial Credit, said note bearing an original unpaid principal balance of $16,477.28. Note is evidenced by a Deed of Trust of record in Book 10054, page 139, Register's Office for Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION AS IN THE PREVIOUS DEED OF RECORD.
This is improved property known as: 712 Tina 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 14 day of Jan, ~~1996~~ 1997.

RANDAL SAGE

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STATE OF TENNESSEE)
COUNTY OF)

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

WITNESS MY HAND and official seal at Nashville, Tennessee, this 14TH day of January, 1996.

NOTARY PUBLIC

My Commission expires:
Sept. 18, 1999

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STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration on this transfer is $0.

ADINA SAGE
AFFIANT

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

NOTARY PUBLIC

My Commission expires:
Sept. 18, 1999

0272634
IDENTIFICATION REFERENCE

97 FEB 12 PM 3:36
REGISTER'S OFFICE
DAVIDSON COUNTY, TN

This instrument prepared from information provided by parties.

5898 02/12 0101 01CASH
8.00