0286169

IDENTIFICATION

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

97 MAR 25 AM 9:21

DAVIDSON COUNTY REGISTER

BOOK 10390 PG 169

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills To:	Map & Par. #
Teresa B. Gearing 3641 Wood Bridge Drive Nashville, TN 37217	Same	137-07-0 175 02D 59926

KNOW ALL MEN BY THESE PRESENTS:

That William B. Gearing, Jr., for the express purpose of making a reconveyance as part of a Marital Dissolution Agreement in a divorce action filed December 23, 1996, in the Fourth Circuit Court for Davidson County, Docket Number 96D-3628, between
TERESA ANN GEARING, Plaintiff
vs.
WILLIAM BISHOP GEARING, JR., Defendant
does hereby demise, release and forever quitclaim unto the said Teresa B. Gearing, 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:

Being Lot No. 390 on the Plan of Priest Lake Park, Sect. 6, of record in Plat Book 5050 at page 21 and 22, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.
BEING the same property conveyed to William B. Gearing, Jr., and wife, Teresa B. Gearing, by deed from Richard A. Buntele and wife, Lillian A. Buntele, of record in Book 6501, page 113, Register's Office for Davidson County, Tennessee.
The said Teresa B. Gearing hereby assumes, agrees to pay, and agrees to hold William B. Gearing harmless from one Deed of Trust Note in favor of Dobson & Johnson, Inc., said note bearing an original unpaid principal balance of $85,400.00. Note is evidenced by a Deed of Trust of record in Book 6601, page 116, Register's Office for Davidson County, Tennessee. The mortgage was subsequently assigned to Nations Bank, to whom payment shall now be made by Teresa B. Gearing.

THIS IS THE SAME DESCRIPTION AS IN THE PREVIOUS DEED OF RECORD.
This is improved property known as: 3641 Wood Bridge Drive, Nashville, TN 37217.
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 12th day of March, 1997.

William B. Gearing Jr.
WILLIAM B. GEARING, JR.

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STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named WILLIAM B. GEARING, JR., 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 12th day of March, 1997.

Sonya Hampton
NOTARY PUBLIC

My Commission expires:
May 24, 1997

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STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration on this transfer is $0.

Teresa B. Gearing
TERESA B. GEARING
AFFIANT

Sworn to and subscribed before me this 24th day of March, 1997.

Tina Ann Sloan
NOTARY PUBLIC

My Commission expires:
February 26, 2000

This instrument prepared from information provided by parties.