THIS INSTRUMENT PREPARED BY:
MARTHA CHILD, ATTORNEY AT LAW
4220 Nolensville Road, Nashville, TN. 37211
(615) 834-4300

QUITCLAIM DEED

New Owner:	Send Tax Bills:	Map & Parcel Nos.
Ronald D.Hirsbrunner 4112 Tea Garden Way Antioch, Tn. 37013	Norwest Mortgage, Inc. P.O. Box 5137 Des Moines,IA.50306-5137	Map 150 Part of Parcel: 92

mail

For and in Consideration of A Final Decree of Divorce in the Circuit Court in the Circuit Court for Davidson County, Tennessee, Docket Number: 98D437 Sherlin K. Hirsbrunner, by these presents do hereby quitclaim and convey unto Ronald D. Hirsbrunner, his successors and assigns, all my right, title, and interest in and to the following described tract of land, situated, lying and being in Davidson County, Tennessee, and is more particularly described as follows, to wit:

BEING all of Lot No. 3, Teagarden Place, according to survey and plat of same appearing of record in Plat Book 8250, page 571, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete detail as to location and description of said lot.

Being the same property conveyed to Ronald D. Hirsbrunner and wife, Sherlin K. Hirsbrunner by deed from Southeast Builders Group of record in Book 10449, page 172, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Restrictive Covenants contained in an instrument of record in Book 7861, page 420, amended in Book 8149, page 337, Register's Office for Davidson County, Tennessee.

Plan of record in Book 8250, page 571, said Register's Office, shows an Owner's Certificate, certain notes, easements and setback lines.

This conveyance is being made in consideration of consideration of a Final Decree of Divorce of the parties in the Circuit Court for Davidson County, Tennessee, Docket Number 98D437.

This conveyance is subject to any and all outstanding indebtedness thereon.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is -0-.

Ronald D. Hirsbrunner
Affiant

Subscribed and sworn to before me this the 12 day of February, 1998.

My Commission Expires: 1-20-02

Notary Public

THIS INSTRUMENT PREPARED BY: FIRST REPUBLIC MORTGAGE CORP.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

Witness my hand this the 12 day of February, 1998.

Sherlin K. Hirsbrunner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, Sherlin K. Hirsbrunner, the within name bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 12 day of February, 1998.

My Commission Expires:

1-20-02

Notary Public

DANA M. K. MATHIS NOTARY PUBLIC DAVIDSON CO. TENN.

quitc-d
ibmpts

0409285
IDENTIF. & REFERENCE

98 MAR -6 PM 3:34

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