0429453
IDENTIF. & REFERENCE

39-B

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

98 APR 24 PM 2:59
REGISTER
DAVIDSON COUNTY, TN.

BOOK 10900 PG 166

QUIT CLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO;	MAP & PAR. #
Wanda A. Little 4332 Stenberg Road Whites Creek, TN 37189	SAME	14D 9010 039-00-0 177.00

KNOW ALL MEN BY THESE PRESENTS:

That Phillip M. Little for the express purpose of making a reconveyance as part of a Marital Dissolution Agreement in a divorce action filed February 9, 1998, in the Second Circuit Court for Davidson County, Tennessee, Docket No. 98D-378
between
PHILLIP MILTON LITTLE, Plaintiff
vs.
WANDA ANGLIN LITTLE, Defendant
does hereby demise, release and forever quitclaim unto the said Wanda A. Little, 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:
A tract of land in the 14th Civil District of Davidson County, Tennessee described as follows:
Said parcel or tract of land is located on the northwesterly side of Stenburg Road and begins at a point 40 feet from the center of Carney Branch at the center line of said Stenburg Road, thence along a line north 54 degrees 00 minutes east a distance of 150.00 feet to a spike in the center of Stenburg Road; thence back from Stenburg Road along a line north 36 degrees 00 minutes west a distance of 643.70 feet to a stake; thence along a line south 41 degrees 15 minutes west a distance of 4732.37 feet to a cedar tree; thence along a line south 84 degrees 15 minutes east a distance of 399.96 feet to a stake; and thence along a line south 37 degrees 45 minutes east a distance of 276.87 feet to a point of beginning, containing 3.0 acres, more or less.
Being the same property conveyed to Phillip M. Little and wife, Wanda A. Little, by deed from Joel Keith Robertson and wife, Linda Sims Robertson, of record in Book 8853, page 517, Register's Office for Davidson County, Tennessee.
The said Wanda A. Little hereby assumes, agrees to pay and agrees to hold Phillip M. Little harmless from one Deed of Trust Note in favor Leader Federal Bank for Savings, said note bearing an original unpaid principal balance of $85,500.00. Note is evidenced by a Deed of Trust of record in Book 8853, page 520, Register's Office for Davidson County, Tennessee. The mortgage was subsequently assigned to GE Capital Mortgage Services, to whom payment shall now be made by Wanda A. Little.
THIS IS HE SAME DESCRIPTION AS IN THE PREVIOUS DEED OF RECORD.
This improved property known as: 4332 Stenberg Road, Whites Creek, TN 37189.
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 this 15 day of April, 1998.

PHILLIP M. LITTLE

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named PHILLIP M. LITTLE 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 15 day of April, 1998.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON CO. TN.

My Commission expires:

~~My Commission Expires Sept. 26, 1998~~

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STATE OF TENNESSEE)
)
COUNTY OF Davidson)

The actual consideration on this transfer is $0.

WANDA A. LITTLE
AFFIANT

Sworn to and subscribed before me this 15 day of April, 1998.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE DAVIDSON CO. TN.

My Commission Expires:

~~My Commission Expires Sept. 26, 1998~~

This instrument prepared from information provided by parties.

8310 04/24 0101 M3CHECK 8.00