0445399

BOOK 10959 PAGE 286

REVENUE & REFERENCE

MAIL ENV.

98 JUN -3 AM 10:07

THIS INSTRUMENT PREPARED BY:

WALKER & ASSOCIATES
606 North Main St.
Goodlettsville, TN. 37072

QUITCLAIM DEED

Address New Owners	Send Tax Bills To:	Map - Parcel
TERESA A. WITHERINGTON 401 BRANDYWINE DRIVE OLD HICKORY, TN 37138	SAME	64-01 21

5270 06/03 0101 03CHECK 8.00

FOR AND IN CONSIDERATION of the sum of Zero Dollars ($00.00), and in accordance with the terms and conditions of the Divorce Decree in that certain case styled **TERESA ANN WITHERINGTON VS. JERRY RONALD WITHERINGTON,** Civil Action No. 98D-925, Second Circuit Court of Davidson County, Tennessee, Jerry R. Witherington has bargained and sold, and by these presents does transfer, quitclaim and convey unto the said Teresa A. Witherington, her heirs, successors, and assigns, all of his right, title and interest in and to that certain tract of parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 52 on the Plan of Brandywine Farms, Section 1, as of record in Book 3000, pages 79 and 80, Register's Office for said County, and being more particularly described as follows:

Beginning at a point on the easterly margin of Brandywine Drive, said point being the corner corner of said Lot No. 52 and Lot No. 53 on said plan of Brandywine Farms, Section 1; thence, leaving the said margin of Brandywine Drive and with the corner line between Lots Nos. 52 and 53, south 82 degrees 40' east 200 feet to a point; thence, north 11 degrees 20 feet east 230.3 feet to a point in the southerly margin of Lerley Hill Road thence westwardly with the said margin of Lerley Hill Road and with a slight curve to the left, said curve having a radius of 765 feet and an interior angle of 15 degrees 53' 35", a total distance of 204.1 feet to a point; thence, southwestwardly with a curve to the left, said curve having a radius of 25 feet and an interior angle of 61 degrees 31' 35", a total distance of 27.75 feet to a point on the easterly margin of Brandywine Drive; thence, with the said margin of Brandywine Drive southwardly and with a curve to the right, said curve having a radius of 800.25 feet and an interior angle of 7 degrees 09' 20", a total distance of 100.0 feet to a point; thence continuing with the margin of Brandywine Drive, southwardly 97.5 feet to the point of beginning.

BEING the same property conveyed to Pearl S. Smith by quit claim deed from Charles W. Smith, Sr. of record in Book _____, page_____, Register's Office for Davidson County, Tennessee.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

THIS conveyance is subject to any and all existing restrictions and easements of record.

Being the same property conveyed to Jerry R. Witherington and wife, Teresa P. Witherington, by deed from Pearl S. Smith, of record in Deed Book 5309, page 367, Register's Office for ~~Wilson~~ DAVIDSON County, Tennessee.

This is improved property known as 401 Brandywine Drive, Nashville, Tennessee

BOOK 10959 PAGE 287

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree, in that certain case styled **TERESA ANN WITHERINGTON vs. JERRY RONALD WITHERINGTON**, Civil Action No. 98D-925, Second Circuit Court of Davidson County, Tennessee, and that there was no other consideration given for the transfer.

Teresa Witherington
AFFIANT

Sworn to and subscribed before me, this the 2nd day of June, 1998.

Patricia B Eubanks
NOTARY PUBLIC

My Commission Expires: 5/28/2000

TO HAVE AND TO HOLD the said tract of parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Teresa Ann Witherington, her heirs, successors and assigns, forever.

WITNESS my hand this the 1 day of June, 1998.

Jerry R Witherington
JERRY R. WITHERINGTON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **JERRY R. WITHERINGTON**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Goodlettsville, Tennessee , this the 1st day of June, 1998.

Patricia B Eubanks
NOTARY PUBLIC

My Commission Expires: 5/28/2000

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.