0445401

10959 290

REFERENCE

MAIL ENV.

93 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
		5272 06/03 0101 03CHECK 8.00
TERESA A. WITHERINGTON	Same	148-3-52
401 BRANDYWINE DRIVE		5DU-12376
OLD HICKORY, TN 37138		

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. 312 on the plan of Section 3, Cherokee Hills, of record in Book 3500, Pages 75, Register's Office for said County.

SAID lot No. 312 fronts 75.0 feet on the southwesterly margin of Antioch Pike and extends back 160.0 feet on the southeasterly line and 160.0 feet on the northwesterly line to a dead line in the rear, measuring 74.5 feet thereon.

BEING the same property conveyed to Gary R. Crownover et ux, Alice F. Crownover by deed from Lofton W. Mayes, Jr., et ux Rosemarie Mayes of record in Book 5459, Page 993, Register's Office for Davidson County, Tennessee.

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

GRANTEES herein agree to assume the unpaid balance of a note secured by deed of trust to Engel Mortgage Company, Inc. executed by grantors, of record in the Register's Office for Davidson County.

Being the same property conveyed to Jerry R. Witherington and wife, Teresa Witherington, by deed from Gary R. Crownover, and wife, Alice F. Crownover, of record in Book 5504, page 686, Register's Office for Davidson County, Tennessee.

This is improved property known as 1523 Antioch Pike, Antioch, Tennessee 37013

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.

R-10959:291

Teresa Witherington
AFFIANT

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

Patricia B Edson
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 Edson
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.