Davidson County DEEDQC
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Fees:12.00 Taxes:0.00
20050222-0018909

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

QUIT CLAIM DEED

ADDRESS NEW OWNER	SEND TAX BILLS TO	MAP & PAR. NO.
Ronald Edward Clark 1810 Natchez Trace Nashville, Tennessee 37212	American Equity Mortgage, Inc. 11933 Westline Industrial Dr. St. Louis, Missouri 63146	Map 104-11 Parcel 8.00

KNOW ALL MEN BY THESE PRESENTS:

That Carolyn J. Clark, being one and the same as Carolyn Jean Clark, for the express purpose of making a reconveyance as part of a Marital Dissolution Agreement in a divorce action filed October 1, 2005, in the Eighth Circuit Court for Davidson County, Tennessee, Docket No.04D-2742, between Carolyn Jean Clark, Plaintiff, and Ronald Edward Clark, Defendant, does hereby demise, release and forever quitclaim unto the said Ronald Edward Clark (being one and the same as Ronald E. Clark), his heirs, successors and assigns, all of her title, interest and estate, legal and equitable, in and to a tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

> BEING Lot #1 on the Map showing Rich Re-Subdivision of Lot Nos. 17, 18, 19, 33, 34 and 35, and original Lot Nos. 20 to 32 inclusive, and 36 to 46 inclusive, in Marshall and Stokes Subdivision of record in Book 547, Page 172, Register's Office for said County.
>
> Said Lot No. 1 fronts 76 feet on the easterly margin of 28th Avenue or Compton Road, now known as Natchez Trace, and extends back along the northerly margin of Acklen Avenue, formerly Marshall Avenue, 152.9 feet on the southerly line and 152.6 feet on the northerly line to a dead line in the rear, measuring 76 feet thereon.
>
> BEING the same property conveyed by Sterling Clark Newton, Jr., and wife, Andrea Kay Newton, to Ronald E. Clark and wife, Carolyn J. Clark, by deed of record in Book 10044, Page 578, Register's Office, Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION AS IN THE PREVIOUS DEED OF RECORD.

The said Ronald E. Clark hereby assumes, agrees to pay and agrees to hold Carolyn J. Clark harmless from one Deed of Trust Note in favor of American Equity Mortgage, Inc., said note bearing an original unpaid principal balance of $254,000.00. Note is evidenced by a Deed of Trust of record as Instrument No. 20040621-0073107, Register's Office, Davidson County, Tennessee.

This improved property known as 1810 Natchez Trace, Nashville, Tennessee, 37212.

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 16 day of February, 2005.

Carolyn J. Clark
CAROLYN J. CLARK

STATE OF TENNESSEE)
)
COUNTY OF)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named CAROLYN J. CLARK, the Bargainor, with whom I am personally acquainted, and who acknowledged to me that she executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at Nashville, Tennessee, this 16 day of February, 2005.

DAPHNE M. COLE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Daphne M. Cole
NOTARY PUBLIC

My Commission Expires MAR. 22, 2008
My Commission expires: 3.22.08.

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STATE OF TENNESSEE)
)
COUNTY OF Davidson)

The actual consideration on this transfer is $0.

Ronald Edward Clark
RONALD EDWARD CLARK
Affiant

Sworn to and subscribed before me
this 22nd day of February, 2005.

Deborah Nielsson
NOTARY PUBLIC

DEBORAH NIELSSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires: May 28, 2006.

This instrument prepared from information provided by parties.