THIS INSTRUMENT PREPARED BY:
MARTHA CHILD, ATTORNEY AT LAW
392 Harding Place, Suite 215, Nashville, TN. 37211
(615) 834-4300

QUITCLAIM DEED

New Owner:	Send Tax Bills:	Map & Parcel Nos.
Brian Patrick Pheneger	Same	MAP 162.13
217 Cedar Creek Drive	Same	Parcel 57.00
Nashville, TN 37211	Same	

For and in Consideration of A Final Decree of Divorce in the Circuit Court for Davidson County, Tennessee, Sheree Pheneger, by these presents do hereby quitclaim and convey unto Brian P. Pheneger 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 Lot No. 117, on the Plan of Cedarwood Estates, Section 2, of record in Book 4860, Page 58, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Brian Pheneger and Sheree Pheneger, husband and wife, by deed from Sheree Giefing (now Sheree Pheneger) and Brian Pheneger of record in Instrument No.20090311-0021829, said Register's Office for Davidson County, Tennessee.

This conveyance is subject to all indebtedness on said property.

This conveyance is being made in consideration of a Final Decree of Divorce of the parties in the Circuit Court for Davidson County, Tennessee, SHEREE KAY PHENEGER vs. BRIAN PATRICK PHENEGER, under Docket Number 10D143.

This is improved property known as 217 Cedar Creek Drive, Nashville, TN 37211.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Sheree Kay Pheneger
Affiant

Subscribed and sworn to before me this the 18th day of January, 2010.

My Commission Expires:
9-25-10

ELAINE P. GRIGGS
STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
My Commission Expires SEPT. 25, 2010

Notary Public

BILL GARRETT, Davidson County
Trans:T20130017547 DEEDQC
Recvd: 03/04/13 10:29 2 pgs
Fees:12.00 Taxes:0.00
20130304-0021275

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

Witness my hand this the 18 day of Jan, 2010.

Sheree Kay Pheneger

Sheree Pheneger

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, Sheree Pheneger, 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 18th day of January, 2010.

My Commission Expires:

9-25-10

Elaine P.

Notary Public

ELAINE P. GRIGGS
STATE
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 25, 2010

quitc-d3
ibmpts