FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 21,000.00

Benjamin Ray Shadwick
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF February 19 69

Notary Public

MY COMMISSION EXPIRES: 12-12-72

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Percy Wilkins, Jr., Attorney 633 Stahlman Building, Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Benjamin Ray Shadwick (NAME)	United Mortgagee Servicing Corp. (NAME)	Map 162-2
4053 Darlene Drive (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	Par 129
Antioch, Tenn. (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia (CITY) (STATE) (ZIP)	5D-51375

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, T. J. STERRITT and wife, FRANCES H. STERRITT

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BENJAMIN RAY SHADWICK AND WIFE, JOYCE SHADWICK

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 160 on the Plan of Colewood Acres, Section 2, as of record in Book 3700, page 135, Register's Office for Davidson County, Tennessee, and described as follows:

BEGINNING at a point in the northwesterly margin of Bart Drive, being the common corner of Lots 160 and 161; thence with the line between said lots, northwesterly 126.3 feet to a concrete monument, being the common corner of Lots 159, 160, and 161; thence with the line between Lots 159 and 160 northeasterly 128.8 feet to a point in the southwesterly margin of Darlene Drive; thence with the margin of Darlene Drive southeasterly 95.99 feet to the beginning of acurve; thence around said curve southerly 37.09 feet to a concrete monument in the northwesterly margin of Bart Drive; thence with the margin of Bart Drive, southwesterly 81.36 feet to the point of beginning.

BEING the same property conveyed to T. J. Sterritt, by deed from Shufield Company, a Tennessee Corporation, of record in Book 4196, page 302, Register's Office for Davidson County, Tenn.

This is unimproved ( ) improved (X) property, known as 4053 Darlene Drive, Antioch, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever: and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand this 25th day of February, 19 69

T. J. Sterritt

Frances H. Sterritt
Frances H. Sterritt

DE
MB

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Mary F. Montgomery, a Notary Public in and for said County and State, the within named T. J. Sterritt and wife, Frances H. Sterritt

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of February 1969

Commission expires 2/7/71

Mary F. Montgomery
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

T. J. STERRITT ET UX

TO

BENJAMIN RAY SHADWICK, ET UX

A 32145

IDENTIF. REFERENCE

FEB 28 1 33 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FEB28'69	CONV	21,000.00			
FEB28'69	S'TAX		B*	54.60	
FEB28'69	PR'FEE		B*	.50	
FEB28'69	W'DEED		B*	3.00	* 58.10

Attorneys Title Company
Titles Guaranteed

Box 86 NASHVILLE, TENN.
FERRY BUILDING
ATTORNEYS AT LAW
633 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201