ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
James E. Shearon	Mortgage Corporation of the South	90-16
(NAME)	(NAME)	
1024 Rodney Drive	2119 Sixth Avenue North	81
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn.	Birmingham, Alabama	8DA 31530
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of TEN DOLLARS AND NO/100 ($10.00) DOLLARS

Cash in hand paid by the herein named grantee and other good and valuable considerations the receipt of which is hereby acknowledged including the assumption by the grantees of a certain deed of trust of record in Book 5081, page 161, Register's Office for Davidson County, Tennessee, to secure a note payable to the Mortgage Corporation of the South in the original principal amount of $37,000.00.

We, Edwin A. Groves and wife, Linda J. Groves have bargained and sold, and by these presents do transfer and convey unto the said James E. Shearon and wife, Paula T. Shearon

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being part of Lot No. 27 on the Plan of Brookmeade Addition, Section II, as of record in Book 2663, page 59, said Register's Office, described as follows:

Beginning at a point in the southerly margin of Hapwood Drive, being the common corner of Lots Nos. 26 and 27 of said subdivision; thence with the boundary line between Lots Nos. 26 and 27, southerly 126.1 feet to a point; thence south 58 degrees 46' 19" west 202.9 feet along the right of way of the Interstate Highway to a point; thence in a northerly direction 151.2 feet, along the easterly margin of Rodney Drive to a concrete monument, the beginning of a curve; thence 39 feet around said curve to a concrete monument; thence in an easterly direction along the southerly margin of Hapwood Drive 132.9 feet to the point of beginning.

Being the same property conveyed to Edwin A. Groves and wife, Linda J. Groves by deed from N. Douglas Milligan and wife, Connie W. Milligan of record in Book 5118, page 531, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (x) property, known as 1024 Rodney Drive
(House Number) (Street)
Nashville, Tennessee
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 17th day of April, 19 79.

Edwin A. Groves

Linda J. Groves

STATE OF TENNESSEE

BOOK 5422 PAGE 663

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Edwin A. Groves and wife, Linda J. Groves

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 10th day of April, 1979.

My commission expires 7-30-80 Notary Public

STATE OF TENNESSEE

COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE

COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 58,307.52

This is equal to or greater than the property would bring at a fair and voluntary sale.

James E. Sheaa

Sworn to and subscribed before me this 10th day of April, 1979.

My commission expires 7-30-80 Notary Public

This instrument was prepared by:

Rick M. Johnson, Attorney, Suite 1112, Parkway Towers, Nashville, Tenn. 37219

Name Address

6576 04/18 155.00 CHECK

WARRANTY DEED

FROM

TO

F. 2 4 6 7 5

IDENTIFICATION REFERENCE

APR 18 9 30 AM '79

FEE ... RECORDED
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5422 PAGE 664

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			58307.52-	CO
			151.58	CO TX
			.50	PRFEE
			4.00	WDEED
			CHECK	156.08-
6676A	04/18/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 24675

IDENTIFICATION
Apr 18 9 30 AM '79
REGISTER
DAVIDSON COUNTY, TENN.

No. 677998