FORM NO. WD-1

BOOK 5661 PAGE 340

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 9,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF OCTOBER, 1980.

Notary Public

MY COMMISSION EXPIRES: 7/14/83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attys. 20th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS
CHARLES E. RUSSELL, et ux (NAME)	S A M E (NAME)	5D-[illegible]21
295 DELVIN DR (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	162-1
ANTIOCH, TN. 37013 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	- 40

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, I, JOYCE W. SHADWICK

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES E. RUSSELL, et ux
NORMA J. RUSSELL

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:

A tract of land in the 5th, formerly the 7th, Civil District of Davidson County, Tennessee, described according to a survey made by Z. J. Wilkinson, Surveyor, May 23, 1944, as follows:

BEGINNING at a point in the center of the old right of way of the Tusculum Road, crossing the New Tusculum Road; thence south 3° west 397 feet with the easterly margin of a 20 foot private road to a stake and post; thence north 84° east 123 feet to a stake; thence north 19° 30' east 183 feet to a stake in the center of Tusculum Road; thence north 50° west 110 feet to a point in the center of said Road; thence leaving said Road, north 38° west 132 feet to the point of beginning, containing 0.91 acres.

BEING the same property conveyed to Benjamin R. Shadwick, Sr., and wife, Joyce W. Shadwick by deed from Charles T. Tate and wife, Jo Anne Tate, of record in Book 4872, page 900, Register's Office for Davidson County, Tennessee. The said Benjamin R. Shadwick, Sr., having since died.

This is unimproved ( ) improved ( ) property, known as 287 Tusculum Road, Nashville, 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 my hand this 2nd day of October, 1980

Joyce W. Shadwick
JOYCE W. SHADWICK

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named JOYCE W. SHADWICK

the 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 2nd day of October, 1980.

Commission expires 7/17/83

Betty D. Edmonds
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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
JOYCE W. SHADWICK

TO
CHARLES E. RUSSELL, et ux
NORMA J. RUSSELL

PLEASE FILE BOX "7"

G. I. 1422

IDENTIF. REFERENCE

OCT 7 11 22 AM '80

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

6864 10/27 31.20- CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5661 PAGE 342

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			9500.00-	CO
			24.70	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	31.20-
6864A	10/07/80		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 1: 1.4 2 2

IDENTIF. REFERENCE

OCT 7 11 22 AM '80

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 784569