This Form furnished by Attorneys Title Company, Inc.

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Form No. WD-2

FROM

Benson K. Merritt and wife,

Bonnie R. Merritt

TO

Jess S. Shearin and wife,
Carolyn Shearin

For draftsman's use

This instrument prepared by:
Schulman, LeRoy & Bennett, P.C.
P. O. Box 2707
Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jess S. Shearin, et ux (NAME)	Bailey Mortgage Company (NAME)	Map: 64-8
1514 Covington DR. (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1389 (STREET ADDRESS)	Parcel: 52
BRENTWOOD TN 37027 (CITY) (STATE) (P. O. ZIP)	Jackson, Mississippi 39205 (CITY) (STATE) (ZIP)	

G68746

IDENTIFICATION

(FOR REGISTER'S USE)

Nov 18 3 56 PM

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

$0.50

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 85,000.00

Jess S. Shearin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 DAY OF November, 1981

Louise S. Simmons
Notary Public

MY COMMISSION EXPIRES: 1/15/1983

(AFFIX SEAL)

For and in Consideration of the sum of TWENTY ONE THOUSAND THREE HUNDRED SEVENTY TWO AND 27/100 ($21,372.27) ----------DOLLARS cash in hand paid, the receipt of which is hereby acknowledged, and the assumption of a Deed of Trust executed in favor of First & Mid South Mortgage Company, of record in Book 5326, page 147, Register's Office for Davidson County, Tennessee

Benson K. Merritt and wife, Bonnie R. Merritt have bargained and sold, and by these presents do transfer and convey unto the said Jess S. Shearin and wife, Carolyn Shearin, 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. 41 on the Plan of Woodside Subdivision, Section One, of record in Book 5050, page 75, Register's Office for Davidson County, Tennessee, being described as follows:

Beginning on the westerly margin of Woodside Drive at the corner of Lots Nos. 41 and 50; thence with the line between said two lots, westerly 130 feet; thence with the line between Lots Nos. 40 and 41 southerly 156.28 feet to the northerly margin of Woodside Road; thence with the same, easterly 105 feet to the beginning of a curve; thence around said curve, northeasterly 39.27 feet to the westerly margin of Woodside Drive; thence with the same, northerly 131.28 feet to the beginning.

Being the same property conveyed to Benson K. Merritt and wife, Bonnie R. Merritt by deed from Ben Merritt and wife, Bonnie R. Merritt, d/b/a Ben Merritt Construction Company, of record in Book 5326, page 146, Register's Office for Davdison County, Tennessee.

This property is subject to Restrictive Covenants of record in Book 5165, page 321, Register's Office for Davidson County, Tennessee.

This property is also subject to a Plan of record in Book 5050, page 75, Register's Office for Davidson County, Tennessee, which shows an Owner's Certificate, a 30 foot minimum building setback line from Woodside Road and Woodside Drive and a 10 foot easement for public utility and drainage purposes along the [illegible]

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This is unimproved ( ) improved (X) property, known as 4601 Woodside Drive, Old Hickory, Tennessee 37138
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jess S. Shearin and wife, Carolyn Shearin, their heirs and assigns, forever.

And we do covenant with the said Jess S. Shearin and wife, Carolyn Shearin, 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. except as hereinabove set forth and for 1981 taxes which are a lien but not yet due and payable and which the Grantee agrees to assume and pay.

And Benson K. Merritt and wife, Bonnie R. Merritt do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Jess S. Shearin and wife, Carolyn Shearin, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 17 day of November, 19 81

Benson K. Merritt

Bonnie R. Merritt

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Louise S. Clemmons, a Notary Public in and for said County and State, the within named Benson K. Merritt and wife, Bonnie R. Merritt 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, Tennessee, this 17 day of November, 19 81

Louise S. Clemmons, Notary Public.

Commission expires Jan 15-1983

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, , a Notary Public of the State and County aforesaid, personally appeared , with whom I am personally acquainted, and who, upon oath, acknowledged self to be of the , the within named bargainor, a corporation, and that he as such , being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as .

Witness my hand and seal, at office in , this day of , 19 .

, Notary Public.

Commission expires .

1-71-237-5

8955 5368

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

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
			85000.00- CO	
			221.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 227.50-	
8905A	11/18/81		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.6874.6

IDENTIF. REFERENCE

Nov 18 3 56 PM '81

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 853981