THIS INSTRUMENT PREPARED BY
James R. Nance
Attorney at Law
Shelbyville, Tennessee
37160

SEND TAX STATEMENT TO:

William R. Cole, Jr.,
Burns Road
Shelbyville, TN 37160

MAP: 147-05
PARCEL: 222

BOOK 5860 PAGE 366

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, and the further consideration of the assumption of a certain mortgage indebtedness to Peoples National Bank of Shelbyvil Tennessee, evidenced by deed of trust of record in Book 5647, page 394, Register's Office of Davidson County, Tennessee, I, SAMUEL K. MAUPIN, JR., a single person, have this day bargained and sold and do hereby transfer and convey unto WILLIAM R. COLE, JR., and wife, GWEN E. COLE, a one-half (½) undivided interest in and to the following described tract or parcel of land located in Davidson County, Tennessee, to-wit:

> Being Lot No. 70 on the map of the Caldwell Country Estates, Section II, as of record in Book 2663, page 128, Register's Office of Davidson County, Tennessee.
>
> Being the same property which was conveyed to Samuel K. Maupin Jr., and wife, Marjorie C. Maupin, by deed dated August 4, 1980, and of record in Book 5632, page 602, Register's Office of Davidson County, Tennessee.
>
> By way of recital, the aforesaid parties were divorced by decree of the Circuit Court of Davidson County, Tennessee, case # 81D 2534, dated September 28, 1981, each party retaining a one-half (½) undivided interest in said property as tenants in common.

TO HAVE AND TO HOLD a one-half (½) undivided interest in and to the above described tract or parcel of land, together with all appurtenances and improvements thereto belonging unto WILLIAM R. COLE, JR., and wife, GWEN E. COLE, their heirs and assigns, forever.

I COVENANT that I am lawfully seized and possessed of a one-half (½) undivided interest in and to the above described tract or parcel of land, have a good and lawful right to sell and convey the same and that the same is free and unencumbered except the aforesaid mortgage indebtedness, and a first mortgage to First Federal Savings & Loan Association of Nashville, of record in Book 4814, page 421, Register's Office of Davidson County, Tennessee.

AND I DO FURTHER COVENANT and bind myself, my heirs and representatives to forever warrant and defend the title to the above described tract or parcel of land unto WILLIAM R. COLE, JR., and wife, GWEN E. COLE, their heirs and assigns, against the lawful claims and demands of all persons, whomsoever.

THIS, the 20th day of January 1982.

Samuel K. Maupin Jr.
Samuel K. Maupin, Jr.

RUSH

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
MAR 11 11 26 AM '82
IDENTIF. REFERENCE

G 8 2 8 2 8

STATE OF TENNESSEE)
Bedford COUNTY)

Personally appeared before me, the undesigned Notary Public in and for said County and State, the within named SAMUEL K. MAUPIN, JR., the bargainor, with whom I am personally acquainted and acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal, this the 20 day of January, 1982.

Martha R. Mason
Notary Public

My commission expires: 4-11-82.

I OR WE HEREBY SWEAR OR AFFIRM THAT THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER, IS $ 21,250.00, WHICH AMOUNT IS EQUAL TO OR GREATER THAN THE AMOUNT WHICH THE PROPERTY TRANSFERRED WOULD COMMAND AT A FAIR AND VOLUNTARY SALE.

R K Maupin Agent
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 26 DAY OF February, 1982.

Martha R. Mason
NOTARY PUBLIC OR REGISTER

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5860 PAGE 368

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
			21000.00- CO	
			50.12 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	61.62-
			6456A08/11/82 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 8 2 8 2 8

IDENTIF. REFERENCE

MAR 11 11 26 AM '82

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 870868