RETURN TO METROPOLITAN FEDERAL

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 30,700.00

David Shearon
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF December 1983

Patricia Spicer Carden
Notary Public

MY COMMISSION EXPIRES: 7-18-87

(AFFIX SEAL)

BOOK 6190 PAGE 73

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David Shearon etux (NAME)	SAME (NAME)	10W-3265
339 Brink Church Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	104-4-46
Whites Creek ~~Nashville~~, Tennessee 37189 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Jerry R. Hubbard

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David Shearon and wife, Patricia Shearon

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 the easterly one-half (1/2) of Lot No. 4 on the plan of The South Part of Lot No. 18, O.B. Hays Lots, of record in Book 411, page 159, Register's Office for Davidson County, Tennessee.

SAID Part of Lot No. 4 fronts 50 feet on the northerly margin of Edgehill Avenue and extends back 150 feet 10 inches on the easterly line and 150 feet 10 inches, more or less, on the westerly line to a dead line in the rear measuring 50 feet thereon.

THERE IS FURTHER CONVEYED herein a perpetual easement for the use of the driveway for the purposes of egress and ingress into and over the property. Said driveway extends from Edgehill Avenue beginning at the southwest corner of the lot above conveyed running thence North 99 feet 7 inches with the west line of the above described lot, thence; West 12 feet; thence South 99 feet 7 inches to the margin of Edgehill Avenue; thence East 12 feet to the point of beginning.

Being the same property conveyed to Jerry R. Hubbard by deed from Virginia N. Smith an unmarried person of record in Book 5037, page 275, Register's Office for Davidson County, Tennessee.

This instrument is executed on behalf of Jerry R. Hubbard by Priscilla A. Hubbard as his attorney-in-Fact prusuant to a Power of Attorney which is being place of record with this instrument.

Priscilla A. Hubbard join in to convey any interest she may have by reason of her marital status in subject property.
The undersigned Priscilla A. Hubbard and Priscilla Hubbard are one and the same person.

This is unimproved (XX) improved ( ) property, known as Lot 14 Edgehill Avenue, 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 our **hand** s **this** 7th **day of** December, 19 83

Jerry R. Hubbard by Priscilla Hubbard Attorney-in-Fact — Priscilla A. Hubbard

Jerry R. Hubbard by : Priscilla Hubbard, Attorney-in-Fact — Priscilla A. Hubbard

WPD

OFFICIAL RECEIPT

STATE OF TENNESSEE
Davidson County

BOOK 6190 PAGE 74

7936

12/07 109.72- CHECK

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Priscilla A. Hubbard

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 6th day of December 19 83

Commission expires 7-18-87

Patricia Spicer Carden
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
Jerry R. Hubbard

TO
David Shearon and wife,
Patricia Shearon

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

DEC 7 2 59 PM '83

IDENTIF. REFERENCE

PATRICIA SPICER CARDEN
ATTORNEYS AT LAW
1008 FIDELITY FEDERAL BUILDING
401 UNION STREET
NASHVILLE, TENNESSEE 37219

H 90794

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned a Notary Public in and for said county and State, the within named Priscilla Hubbard, with whom I am personally acquainted and who acknowledged that she executed the within instrument on behalf of Jerry R. Hubbard as his Attorney-in-Fact as the free act and deed of the within named Jerry R. Hubbard.

Witness my hand and official seal at Nashville, TN this the 7th day of December, 1983.

Patricia Spicer Carden
Notary Public

My Commission Expires: 7-18-87

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6190 PAGE 75

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

39700.00- CAMT.
103.22 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 109.72-
7936A12/07/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 9 0 7 9 4.

IDENTIF. REFERENCE

DEC 7 2 53 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 998596