OFFICIAL RECEIPT

FORM NO. WD-1

BOOK 6225 PAGE 145

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10,000.00

Donna S. Shell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS, THE 1st DAY OF February, 1984

Kathy Y. Ryan
Notary Public

MY COMMISSION EXPIRES: 10/20/85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILLIAM D. CASTLEMAN, ATTORNEY, 219 Second Avenue, North, Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DONNA S. SHELL (NAME)	SAME (NAME)	Map 82-12
Route 2, Box 54 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 219
Goodlettsville, TN 37072 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	19W-1460

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, JAMES K. EATON, et ux, TONI C. EATON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DONNA S. SHELL, Unmarried

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 the 19th Ward of Nashville, Davidson County, Tennessee, being House No. 816 Silverdene Place, formerly called Donelson, Ramsey and Georgia Streets. Being Lot No. 17 on the Plan of Neill S. Brown's Addition to East Nashville, as of record in Book 57, Page 50, Register's Office for said County, being described as follows:

BEGINNING on the southerly margin of Silverdene Place at a point 49½ feet east of the easterly margin of Neill Avenue, said point being the corner of Lots Nos. 17 and 18; thence with the line between said two lots southwardly 170 feet to the northerly margin of an alley; thence with said alley eastwardly 40 feet, more or less, to the corner of Lots Nos. 16 and 17, said point being the southwest corner of the property conveyed to Veva Capsas by deed from United Realty Co., of record in Book 1006, Page 260; said Register's Office; thence with said Capsas westerly line, northwardly 170 feet to the southerly margin of Silverdene Place; thence with said street westerly 40 feet, more or less, to the beginning.

BEING the same property conveyed to James K. Eaton and Grady L. Hall, as tenants in common, by Quitclaim Deed from Johnny Burroughs and Charles E. Binkley, of record in Book 5924, Page 599, Register's Office for said County. The said James K. Eaton and Grady L. Hall having since quitclaimed their interest in said property to James K. Eaton, et ux, Toni C. Eaton, by Quitclaim Deed of record in Book 5991, Page 312, Register's Office for Davidson County, Tennessee.

CHECK

This is unimproved ( ) improved (X) property, known as 816 Silverdene Place, Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

02/02 32.50-

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 1st day of February, 19 84

X James K. Eaton
JAMES K. EATON

X Toni C. Eaton
TONI C. EATON

534

OFFICIAL RECEIPT

STATE OF TENNESSEE
Davidson County

BOOK 6225 PAGE 146

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES K. EATON, et ux, TONI C. EATON

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, this 1st day of February 19 84

Commission expires 10/20/85

Kathy J. Byers
Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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) (themselves) (himself) acknowledged 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
JAMES K. EATON, et ux,
TONI C. EATON

TO
DONNA S. SHELL, Unmarried

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

101116

IDENTIF. REFERENCE

FEB 2 10 48 AM '84

FELIX Z. HILL, CLERK & REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 6225 PAGE 147

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

10000.00- CAMT.
26.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 32.50-
0534A02/02/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10116

IDENTIF. REFERENCE

FEB 2 10 48 AM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 10826