BOOK 6277 PAGE 518

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,403.22

Nancy L Shepherd
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF April, 19 84

Notary Public

MY COMMISSION EXPIRES: July 12, 1987

THIS INSTRUMENT WAS PREPARED BY
LEON SHARBER, ATTORNEY, SUITE 100, 325 PLUS PARK BLVD., NASHVILLE, TENNESSEE 37217
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Richard H. Shepherd (NAME) | Metropolitan Federal Savings & Loan (NAME) | 23W-10185 |
| 1204 Eastland Avenue (STREET ADDRESS OR ROUTE NUMBER) | 230 4th Avenue, North (STREET ADDRESS) | 8345 |
| Nashville, TN 37206 (CITY) (STATE) (P. O. ZIP) | Nashville, TN 37219 (CITY) (STATE) (ZIP) | 279 |

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, Pankaj Shah and Frank M. ~~Loey~~ OLEY Jrs

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard H. Shepherd and wife, Nancy Shepherd

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 20 feet of Lot No. 15 and the westerly 30 feet of Lot No. 16 of Block "A" on the Plan of F. O. Beasley's Addition to East Nashville, as of record in Book 57, page 85, Register's Office for said County.

Said parts of Lots Nos. 15 and 16 front together 50 feet on the southerly side of Eastland Avenue, formerly the Vaughn Pike, and run back between parallel lines 170 feet to an alley.

BEING the same property conveyed to Pankaj Shah, unmarried, and Frank M. Oley, unmarried, by deed from Sarah M. Jamison, unmarried, of record in Book 5622, page 138, Register's Office for Davidson County, Tennessee.

IT IS UNDERSTOOD AND AGREED that as part of the consideration of this transfer is the assumption of a certain deed of trust filed of record in Book 5622, page 141, said Register's Office, which the grantees herein hereby assume and agree to pay. The escrow Account in connection with said loan is hereby transferred to the grantees herein.

04/25 121.94 check

This is unimproved (XX) improved ( ) property, known as 1302 Eastland Avenue, Nashville, TN 37206
(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 hands this 18th day of April, 19 84

X Frank M. Oley
Frank M. ~~Loey~~ OLEY Jrs

Pankaj Shah

STATE OF ~~TENNESSEE~~ Georgia }
COUNTY OF GLYNN }

BOOK 6277 PAGE 519

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Frank M. ~~Looy~~ OLEY III

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at W. St. Simons Island, ~~Tennessee~~ Georgia, this 17th day of April 1984.

Commission expires MARQUITA L. TABBOTT NOTARY PUBLIC, GLYNN COUNTY, GEORGIA MY COMMISSION EXPIRES SEPT. 17, 1986

Marquita L. Tabbott
Notary Public

STATE OF TENNESSEE }

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 (they) (he) 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

FILED APR 25 10 01 AM 1984
DAVIDSON COUNTY, TENN.
REGISTER

IDENT. REFERENCE

RECEIVED
1984 APR 25 AM 11:17
STATE TAX COMMISSION

**WARRANTY DEED**

**FROM**
Pankaj Shah
Frank M. ~~Looy~~ OLEY III

**TO**
Richard H. Shepherd
Nancy Shepherd

**Return to:**
LEON SHARBER, ATTORNEY
325 PLUS PARK BOULEVARD
NASHVILLE, TENNESSEE 37217

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 Pankaj Shah, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, TN this the 18th day of April, 1984.

NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE
LARGE SEAL

Notary Public

My Commission Expires: 7/18/87

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

RECEIVED OF _____

FOR _____

BOOK 6277 PAGE 520

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

44403.22 CAMT.
115.44 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 121.94-
1216A04/25/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 1 7 6 8 3

IDENTIF. REFERENCE

Apr 25 10 01 AM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 30890