FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 28,000.00

Michael D. Shearer
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July, 1984

Notary Public

MY COMMISSION EXPIRES: 4/17/88 (AFFIX SEAL)

BOOK 6350 PAGE 742

THIS INSTRUMENT WAS PREPARED BY
Howard M. Taradash, Attorney, 338 46th Avenue No., Nashville, TN 37209
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Michael D. Shearer, et ux	Same	Map 104-I
(NAME)	(NAME)	
3806 Nebraska Avenue		Parcel 208
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37209		
(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, Jack H. Sartin and wife, Margaret C. Sartin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael D. Shearer and wife, Deborah F. Shearer

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 Lot No. 3 on the map showing subdivision of Lot Nos. 80, 81 and 82 in West Grove Subdivision, as of record in Book 547, page 14, Register's Office for said County.

Said Lot No. 3 fronts 50 feet on the northerly side of Nebraska, formerly Grand Avenue and runs back between parallel lines, with the westerly margin of an alley, 150 feet to a dead line.

Being the same property conveyed to Jack H. Sartin and wife, Margaret C. Sartin, by deed from Ulysse Guidry of record in Book 6333, page 996, Register's Office, Davidson County, Tennessee.

RUSH

1:40 1:7:2

IDENTIF. REFERENCE

AUG 1 2 51 PM '84

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TN

CHECK

This is { unimproved ( ) / improved (X) } property, known as 3806 Nebraska Avenue, Nashville, TN 37209
(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 31st day of July, 19 84

Margaret C. Sartin

Jack H. Sartin

08/01 12.30

3561

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Howard M. Taradash, a Notary Public in and for said County and State, the within named Jack H. Sartin and wife, Margaret C. Sartin

the bargainor, s, 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 31st day of July 19 84

Commission expires 5-17-88

Howard M. Taradash
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
(his oath) (himself)
upon (their several oaths) acknowledged (themselves) to be the _____

and _____ respectively of the _____

the within named bargainor, a corporation, and that (he) as such _____
(they)
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
Jack H. Sartin, et ux

TO
Michael D. Shearer, et ux

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

28000.00- CAMT
72.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 79.30-
8661A08/01/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 4 0 1 7 2

IDENTIF. REFERENCE

AUG 1 2 51 PM '84

FELIX Z. WILSON JT REGISTER
DAVIDSON COUNTY, TN

No. 0057567