BOOK 6413 PAGE 688

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 40,284.67

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF October 19 84

Notary Public

MY COMMISSION EXPIRES 12-20-85

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

CHARLES F. BROWN, JR - 1161 Murfreesboro Road - Suite 316 - Nashville, TN 37217

NAME / ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
M. Wayne Shearon (NAME)	Third National Mortgage Company (NAME)	12DA42740
811 Royal Elm Circle (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2628 (STREET ADDRESS)	MAP 71-11
Hartsville, TN 37074 (CITY) (STATE) (P.O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	PARCEL 228

FOR AND 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, David A. Clark and wife, Bobbye A. Clark

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO M. Wayne Shearon and wife, Sarah O. 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 Lots 196 and 197 on the map of Highland Land Company's Subdivision, Book 421, page 14, Registers Office for Davidson County, Tennessee.

Being the same property conveyed to David A. Clark and wife, Bobbye A. Clark by deed from Joseph H. Nall and wife, Shirley C. Nall, of record in Book 5103, Page 859, Register's Office for said County.

This conveyance is subject to a Deed of Trust executed by David A. Clark and wife Bobbye A. Clark, to Leon Sharber, Trustee, for Greater Suburban Mortgage Company, dated August 11, 1980, and filed for record in Book 5638, Page 122, Register's Office for said County, with an unpaid principal amount of approximately $27,284.67, which the grantees herein hereby assume and agree to pay. The escrow account if any is hereby transferred to the grantees.

1598 42

IDENTIF. REFERENCE

Oct 29 1 25 PM '84

DAVIDSON COUNTY, TN

RUSH

This is unimproved ( ) / improved (XX) property, known as 1431 Pennock Avenue, Nashville, TN 37207
(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 heir 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 covey 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 26th day of October, 19 84

David A. Clark

Bobbye A. Clark

Bobbye A. Clark

27-2

BOOK 6413 PAGE 689

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 David A. Clark and wife, Bobbye A. Clark

the bargainor s, with whom I am personally acquainted/and who acknowledged that they (or proved to me on the basis of satisfactory evidenc executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26th day of October, 19 94

Commission expires 10 29 95

Notary Public

STATE OF TENNESSEE
COUNTY OF

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) acknowledged (themselves) to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that (he) as such (they) and _____ being authorized so to do, execute 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

(or proved to me on the basis of satisfactory evidence)

WARRANTY DEED

FROM
David A. Clark
Bobbye A. Clark

TO
~~M. Wayne Shearon~~
Sarah O. Shearon

RETURN TO:
METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

CHARLES F. BROWN, JR.
ATTORNEY AT LAW
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

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
			40284.67-	CAMT.
			104.78	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	111.28-
2742A			10/29/84 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I.5 9 8.4 2

IDENTIF. REFERENCE

Oct 29 1 25 PM '84

REGISTER
DAVIDSON COUNTY, TN

No.0080927