This instrument prepared by Ballew/Freeman, Attorneys, 333 Gallatin Rd,Madison, Tn. 37115

Atty.

WARRANTY DEED

BOOK 5823 PAGE 636

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Ralph E. Shelby et ux, et al (NAME)	Same (NAME)	52-11
1116 Berkwick Trail (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	40
Madison, Tn. 37115 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------

----------$10.00---------- *Dollars,*

Cash in hand paid by the grantees hereinafter named and other good and valuable consideration, the reciept of which is hereby acknowledged,

ROBERT KENDALL AND WIFE, RITA N. KENDALL

have this day bargained and sold, and do hereby transfer and convey unto the said

RALPH E. SHELBY AND WIFE, LEANNE F. SHELBY AND BERT C. FERGUSON AND WIFE, JANELLE M. FERGUSON, their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

TRACT NO. 1:

Being Lot No. 22 on the Plan of MADISON HEIGHTS, SECTION II, PART V, which is of record in Book 2330, page 5, said Register's Office.

Said Lot No. 22 fronts 309.63 feet on the southerly side of Berwick Trail and runs back between lines, 348.67 feet on the westerly line, and 370.5 feet on the easterly side, to the Cumberland River on which it measures 310.38 feet.

TRACT NO. 2:

Being Lot No. 23 on the plan of MADISON HEIGHTS SUBDIVISION, SECTION II, PART II, as of record in Book 2133, page 83, said Register's Office.

Said Lot No. 23 fronts 125 feet on the southerly side of Berwick Trail and extends back between lines 378.88 feet on the easterly line to the Cumberland River, measuring 125.3 feet thereon, and extends back 370.51 feet on the westerly line.

Being the same property conveyed to Robert Kendall and wife, Rita M. Kendall, by deed from Roy R. Bowes and wife, Dana K. Bowes, of record in Book 4340, page 659, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $60,000.00

Subscribed and sworn to before me, this the 8 day of August 1985

My commission expires 5-26-89 (Affix Seal)

Affiant: Bert C Ferguson

Notary Public: Andrea E Bratton

unimproved
this is improved property, known as (House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

RALPH E. SHELBY AND WIFE, LEANNE F. SHELBY AND BERT C. FERGUSON AND WIFE, JANELLE M. FERGUSON, their *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* Except for 1985 taxes which were prorated and assumed by the grantees

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* RALPH E. SHELBY AND WIFE, LEANNE F. SHELBY, AND BERT C. FERGUSON AND WIFE, JANELLE M. FERGUSON, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 8 *day of* August, 1985, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

ROBERT KENDALL

RITA M. KENDALL

BOOK 6529 PAGE 637

7110 12/14 1625 1 CHECK

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Robert Kendall and wife, Rita M. Kendall and Bert C. Ferguson and wife, Janelle M. Ferguson (or proved to me on the basis of satisfactory evidence), *the within named 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 Madison, *Tennessee, this* 26 *day of* Aug., *19* 85

Notary Public

Commission expires 6-26-89

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* ...self to be..... ....of the..... ....., *the within named bargainor, a corporation, and that* ...he as such..... ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ...self as..... .....

Witness my hand and seal, at office in ....., *this* ...day of....., *19*.....

Notary Public

Commission expires 6-26-89

28297

WARRANTY DEED

FROM

ROBERT KENDALL ET UX

TO

RALPH E. SHELBY ET UX

IDENTIFICATION REFERENCE

Dec 14 8 25 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

G50181

Compliments of

Madison Title Company

333 Gallatin Road
MADISON, TENNESSEE 37115

Representing

Chicago Title Insurance Company
CHICAGO, ILLINOIS

OFFICIAL RECEIPT

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

RECEIVED OF _____ BOOK 6629 PAGE 638

FOR _____

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

60000.00- CONT.
156.00 COSTAX
.50 PRFEE
6.00 WDEED
CHECK 162.50-
711 0A08/14/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8297

IDENTIFICATION REFERENCE

AUG 14 8 25 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 163067