ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
ANN C. SHIRLEY	SOVRAN MORTGAGE CORPORATION	Map 173-01
(NAME)	(NAME)	
234 Largo Dr	P. O. Box 26369	Parcel 195
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37211	Richmond, VA 23275	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of TEN AND 00/100 ---------- ($10.00) DOLLARS

cash in hand paid by the Grantee, ANN C. SHIRLEY, and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption and agreement to pay the indebtedness secured by a Deed of Trust in favor of Engel Mortgage Company, Inc., of record in Book 6302, page 440, Register's Office for Davidson County, Tennessee; to which reference is hereby made for complete terms and conditions of said Deed of Trust;

FIRST REALTY GROUP, INC.

have bargained and sold, and by these presents do transfer and convey unto the said ANN C. SHIRLEY

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows:

Being Lot Number 21-A, Zone Lot Division, Lots Nos. 21 and 22, Monte Carlo, Section 4, of record in Plat Book 5200, page 779, amending Plat Book 5800, page 242, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to First Realty Group, Inc. by deed from Harry L. Custer and wife, Georgetta M. Custer, of record in Book 6325, page 529, Register's Office for Davidson County, Tennessee.

81731

IDENTIFICATION REFERENCE

MAR 10 11 06 AM '86

FELIX Z. HILSCHER REGISTER DAVIDSON COUNTY, TN

RUSH

unimproved ( )
This is improved (XX) property, known as 515 Maxine Drive
(House Number) (Street)

(P. O. Address) Nashville (City or Town) 37211 (Zip Code)

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.

Whenever 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 7th day of March, 19 86.

FIRST REALTY GROUP, INC.

BY: Jerry Kemp

JERRY KEMP, PRESIDENT

BOOK 6800 PAGE 249

STATE OF TENNESSEE
COUNTY OF _____

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

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

Witness my hand and official seal at _____, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared JERRY KEMP ~~and~~ _____ with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President ~~and~~ _____ ~~respectively~~ of the FIRST REALTY GROUP, INC., the within named bargainor, a corporation, and that he as such President ~~and~~ _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said JERRY KEMP as such President. ~~and attesting the same by the said~~ _____ ~~as such~~ _____.

Witness my hand and seal, at office in Madison, Tennessee, this 7th day of March, 1986.

Joyce B. Donehue Notary Public

Commission expires 7-17-88

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 49,500
This is equal to or greater than the property would bring at a fair and voluntary sale.

Jerry Kemp

Sworn to and subscribed before me
this 10th day of March, 19 86.

~~My commission~~ expires _____ ~~Notary Public~~ W. Williams
Dep. Reg

RETURN TO:	This instrument was prepared by:	
WILLIAM D. CASTLEMAN, ATTORNEY	101 CUMBERLAND AVENUE	MADISON, TN 37115.
Name	Address	

1454 03/10 17.00- CHECK
WARRANTY DEED

FROM
FIRST REALTY GROUP, INC.

TO
ANN C. SHIRLEY

LAW OFFICES
WILLIAM D. CASTLEMAN
101 CUMBERLAND AVENUE
SUITE 100
MADISON, TENNESSEE 37115

AREA CODE 615
TELEPHONE 865-4750

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6800 PAGE 250

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
			42500 CO- CAMT.	
			110.50 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 117.00-	
1454A03/10/86			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 1 7 3 1

IDENTIFI REFERENC

MAR 10 11 05 AM 1

FELIX Z. WILSON JR REGIST
DAVIDSON COUNTY, TN

No. 225820