Prepared by: M. Wesley Hall, III
Attorney at Law
223 Madison Street
Suite 212
Madison, TN 37115

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| John Dennis Shelton et ux (NAME) | John Dennis Shelton (NAME) | 71-11 158 |
| 317 Pullen Avenue (STREET ADDRESS OR ROUTE NUMBER) | Same (STREET ADDRESS) | |
| Nashville, TN 37207 (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 and other good and valuable consideration, the receipt of which is hereby acknowledged,

James A. Holland and wife, Kathleen M. Holland,

*have this day bargained and sold, and do hereby transfer and convey unto the said* John Dennis Shelton and wife, Kathy Lee Shelton, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being the easterly one-half of Lot No. 49 on the Map of Trinity Heights of record in Book 161, page 38, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 49 fronts 50 feet on the northerly side of Pullen Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to James A. Holland and wife, Kathleen M. Holland, by deed from Jackie W. Brassfield and wife, Jo Ann Brassfield, and Billy G. McElhaney and wife, Linda B. McElhaney, of record in Book 6502, 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 $25,000.00

Subscribed and sworn to before me, this the 1st day of August 19 86

Affiant

My commission expires: 5/13/90 (Affix Seal)

Notary Public

This is improved (X) unimproved ( ) property, known as 317 Pullen Avenue, Nashville, TN 37207 (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* John Dennis Shelton and wife, Kathy Lee Shelton, 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 as noted in the public records.

We *further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

*Witness* our *hand* s *this* 1st *day of* August *19* 86 *the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date.*

James A. Holland
JAMES A. HOLLAND

Kathleen M. Holland
KATHLEEN M. HOLLAND

5418 CHECK

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, James A. Holland and wife, Kathleen M. Holland,

the within named bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Madison, Tennessee, this 1st day of August, 19 86.

Susan S. Cetner Notary Public

Commission expires May 13, 1990

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

**WARRANTY DEED**

FROM

JAMES A. HOLLAND

TO

JOHN DENNIS SHELTON

Compliments of
**Commonwealth Title Agency of Nashville, Inc.**
Suite 106, Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

RECEIVED FOR RECORD
AUG 1 4 22 PM '86
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

27554

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

RECEIVED OF _____

FOR _____

BOOK 6937 PAGE 624

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 25000.00- CAMT | |
| | | | 70.00 CSTAX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK | 76.50- |
| 5418A | 08/01/86 | | BAL | .00 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

2 7 5 5 4

IDENTIFICATION REFERENCE

Aug 1 4 22 PM '86

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 278620