WARRANTY DEED

For valuable consideration, which we acknowledge having received,
we, Chester R. Shockney and his wife, Melba F. Shockney, the grantors,
have sold to and now convey to
Franklin Mayes Jenkins and his wife, Barbara Ann Jenkins, the grantees,
and their heirs and assignees
a piece of real property in Davidson County, Tennessee, described as follows:

> a single unnumbered lot known as Culver Park
> as shown on the plan of record in book 4715, page 76,
> Register's Office for Davidson County (RODC);
>
> [said lot fronts 159.24 feet along Anderson Road
> and extends back 187.54 feet along the west line
> and 244.53 feet along the east line to the rear line,
> measuring 179.62 feet thereon;]
>
> the same property which Bart Comiskey and his wife, Carol Comiskey,
> on 30 April 1986
> conveyed to Chester R. Shockney and his wife, Melba F. Shockney,
> by a warranty deed of record in book 6850, page 2, RODC;
>
> subject to all existing restrictions and easements of record;

improved realty known as 3064 Anderson Road, Nashville, Tennessee, 37217;

to have and to hold that piece of real property
to the grantees and their heirs and assignees forever.

We covenant with the grantees
that we are lawfully seised and possessed of that land in fee simple,
that we have a good right to convey it,
and that it is unencumbered unless otherwise disclosed.

We further covenant and bind ourselves and our heirs and representatives
to warrant and forever defend the title to that land
to the grantees and their heirs and assignees
against the lawful claims of any party.

Witness our hands on 10 December 1986.

Chester R. Shockney

Melba F. Shockney

One part of the consideration for this transfer is the grantees' assumption of and promise to pay the balance on a promissory note secured by a trust deed of 30 April 1986 from Chester R. Shockney and his wife, Melba F. Shockney, to Tim N. Taylor, trustee, of record in book 6850, page 5, RODC.

Map: 150-6.
Parcel: 62.
Field book: 2 D 39080.

New owners: Franklin and Barbara Jenkins,
3064 Anderson Road, Nashville, Tennessee, 37217.

Mortgagee: MLA, Inc., PO Box 610, Southfield, Michigan, 48037.

DEC 12 2 11 PM '86
REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

72556

ACKNOWLEDGMENT BY THE SELLERS

BOOK 7067 PAGE 781

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Priscilla Dale Rushing, a notary public,
personally appeared Chester R. Shockney and his wife, Melba F. Shockney,
with whom I am personally acquainted,
who, being first duly sworn,
acknowledged that they had executed this deed for the stated purpose.

Witness my hand and seal on 10 December 1986.

Priscilla D. Rushing

Priscilla Dale Rushing
Notary Public at Large

My commission will expire
on 11 February 1990.

NOTARY PUBLIC AT LARGE

ACKNOWLEDGMENT BY THE BUYERS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or the fair market value of the subject property, whichever is greater, is $76,300.

Franklin Mayes Jenkins

Sworn and subscribed before me on 10 December 1986.

Priscilla D. Rushing

Priscilla Dale Rushing
Notary Public at Large

My commission will expire
on 11 February 1990.

NOTARY PUBLIC AT LARGE

Mail

Prepared by Duncan Bryant Rushing, Attorney at Law,
2120 Crestmoor Road, Nashville, Tennessee, 37215.

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

RECEIVED OF _____

FOR _____

BOOK 7067 PAGE 782

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

7630[illegible] 3- CONT.
219.94 CSTAX
.50 PRFE
6.00 MTG
CNTX 226.14-
C6304A12/12/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

72556

IDENTIFICATION REFERENCE

Dec 12 2 11 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 22429