BOOK 7098 PAGE 19

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,700.00

James G. West
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF December, 19 86

Notary Public

MY COMMISSION EXPIRES: Nov. 1, 1987

(AFFIX SEAL)

Box 22

THIS INSTRUMENT WAS PREPARED BY
I. DYKE TATUM, Attorney
Suite 200, Arena Place, 2001 Charlotte Avenue, Nashville, Tennessee 37203

ADDRESS NEW OWNER (S) AS FOLLOWS	Mortgagee:	MAP-PARCEL NUMBERS
James G. West, et ux (NAME)	None (NAME)	150-2
1228 Charlton Drive (STREET ADDRESS OR ROUTE NUMBER)	Send Tax Bill to Owner (STREET ADDRESS)	396
Antioch, Tennessee 37013 (CITY) (STATE) (P.O.ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Shearon, Inc.,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James G. West and wife, Sue A. West

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 Lot No. 6 on the plan of Percy Priest Meadows, Section Three, of record in Book 6250, page 856, Register's Office for said County.

SAID Lot No. 6 fronts 78.94 feet on the northwesterly margin of Charlton Drive and extends back 137.77 feet on the southwesterly line and 124.42 feet on the northeasterly line to a broken line in the rear measuring 96.00 feet thereon.

BEING part of the same property conveyed to Shearon, Inc., by Deed from Phil L. Stinson and wife, Betty C. Stinson, of record in Book 6967, page 446, Register's Office for said County.

This conveyance is subject to restrictive covenants of record in Book 7001, page 286, said Register's Office.

8069 I.

IDENTIFICATION REFERENCE

JAN 6 2 37 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, know as 1228 Charlton Drive, Antioch, Tennessee 37013
(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 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 convenant 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 my hand this 30th day of December, 19 86

SHEARON, INC.

by: David M. Shearon
David M. Shearon, President

STATE OF TENNESSEE }
Davidson County }

BOOK 7098 PAGE 20

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 _____, Tennessee, this _____ day of _____, 19_____.

Commission expires _____

_____
Notary Public

* or proved to me on the basis of satisfactory evidence.

STATE OF TENNESSEE }
Davidson County }

Before me, J. Phillip Jones, a Notary Public within and for the State and County aforesaid, personally appeared David M. Shearon and _____ with whom I am personally acquainted * and who

upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the President and _____ respectively of the Shearon, Inc. the within named bargainor, a corporation, and that (he) (they) as such President and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said David M. Shearon as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 30th day of December, 19 86.

My commission expires November 1, 1987

Notary Public

* or proved to be on the basis of satisfactory evidence.

WARRANTY DEED

FROM
Shearon, Inc.

TO
James G. West and wife,
Sue A. West

J. DYKE TATUM, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

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

RECEIVED OF _____

FOR _____

BOOK 7098 PAGE 21

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
			2.81 CC .50 PRFEE	

5759A01/06/87 BAL .0

2.88.46

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 0 6 9 1

IDENTIFI REFERENCE

JAN 6 2 38 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No31391