BOOK 7120 PAGE 459

Filed for 24

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$25,000.00

John S. Shacklett
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF January, 1987

Jane F. Ellis
Notary Public

MY COMMISSION EXPIRES: 5/13/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Harold Reeves, Attorney (NAME) 640 Spence Lane Nashville, Tn. 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John S. & Clara Louise Shacklett and John J. Shacklett (NAME)	Same - Owner (NAME)	Map 119-01
366 Flushing Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 161
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	06DA-15651

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, Jesse C. Lance and wife, Cora H. Lance

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John S. Shacklett and wife, Clara Louise Shacklett as to a one-half undivided interest and John J. Shacklett as to a one-half undivided interest, as tenants in common with right of survivorship

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:

BEING parts of Lots 208, 209 and 210 on the Plan of Overhill City and W. H. Fox's Subdivison of Blocks 14, 15, 16, 20, 21, 29 and 30 in the Cumberland Nurseries Subdivision of record in Book 332, page 21, Register's Office for Davidson County, Tennessee, described according to a survey by E. L. Miller, Jr. & Co., dated May 30, 1961, as follows:

BEGINNING at a point in the southerly margin of Glenrose Avenue, at the intersection of Dortch Avenue; thence with the westerly margin of Dortch Avenue S1°30'W, 120 feet to an iron pin; thence S88°35'W, 70 feet to an iron pin; thence N1°30'E, 120.4 feet to an iron pin in the southerly margin of Glenrose Avenue; thence with the margin of said Avenue N88°50'E, 70 feet to the point of beginning.

BEING the same property conveyed to Jesse C. Lance and wife, Cora H. Lance by deed from James M. McKnight and wife, Lois McKnight of record in Book 3248, page 279, Register's Office for Davidson County, Tennessee.

This conveyance subject to such easements, setback lines and Restrictive Govenants of record in Register's Office for Davidson County, Tennessee, and subject to Billboard Lease and UCC-1 of record in Book 7032, page 292, Register's Office for Davidson County, Tennessee.

Taxes for 1987 have been pro-rated and assumed by Grantee.

This is (unimproved) (improved (X)) property, known as 301 Glenrose Avenue (House Number) (Street) Nashville, TN 37210 (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 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. 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 our hand s this 28th day of January, 19 87

Jesse C. Lance

Jesse C. Lance

Cora H. Lance

Cora H. Lance

STATE OF TENNESSEE
Davidson County

BOOK 7120 PAGE 460

Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named Jesse C. Lance and Cora H. Lance

the 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 Nashville, Tennessee, this 28th day of January 19 87

Commission expires 5/13/89

Jesse W. Floyd
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ 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 _____ as such _____ and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Jesse C. Lance and wife,
Cora H. Lance

TO
John S. Shacklett and wife,
Clara Louise Shacklett and
John J. Shacklett

IDENTIFICATION REFERENCE

80097

JAN 29 9 45 AM '87

STATE OF TENNESSEE
DAVIDSON COUNTY

title escrow, inc.
suite 218
640 spence lane
nashville, tennessee 37217

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

RECEIVED OF _____

FOR _____

BOOK 7120 PAGE 461

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

25[illegible].00- CAMT.
70.00 CSTAX
.60 PRFE
6.00 WDE[illegible]
CHECK 76.60-
4134A01/29/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

88097

IDENTIFICATION REFERENCE

JAN 29 9 45 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN

No39629