WARRANTY DEED

BOOK 7171 PAGE 871

Please Mail Back To
DOAK & HOLLAND
2740-A Old Lebanon Road
Nashville, Tenn. 37214

FROM Ronald P. Shields

ADDRESS NEW OWNER(S) AS FOLLOWS:	Garnett Lee Gardner, Jr., et ux, Carolyn Jones Gardner 556 Castlegate Dr., Nashville, TN 37217
SEND TAX BILLS TO:	Fidelity Federal Savings and Loan Association 401 Union Street, Nashville, Tennessee 37219
PREPARED BY:	Doak & Holland, Attorneys 2740-A Old Lebanon Road Nashville, TN 37214
MAP-PARCEL NOS.	98-5/35

{STATE OF TENNESSEE COUNTY OF Davidson }

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 78,516.30 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 16 March 1987 DATE

NOTARY PUBLIC

5/13/89 COMMISSION EXPIRES

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of ----------Ten and 00/100----------

----------($10.00)---------- DOLLARS

and other good and valuable considerations in hand paid from Garnett Lee Gardner, Jr., et ux, Carolyn Jones Gardner, Grantees,

Ronald P. Shields GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

Garnett Lee Gardner, Jr., et ux, Carolyn Jones Gardner,

their (his, her, its) heirs, successors 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. 153 on the Plan of Lake Park Section V, of record in Book 4660, Page 198, Register's Office for Davidson County, Tennessee.

SAID Lot No. 153 fronts 49.18' on the North side of New Hope Court and runs back 153.95' on the West line and 156.43' on the East line to a broken rear line on which it measures 195.00'.

BEING the same property conveyed to Ronald P. Shields by deed from Patrick B. Sanders and wife, Rachel R. Sanders, of record in Book 6024, Page 749, said Register's Office for Davidson County, Tennessee.

IDENTIFICATION REFERENCE

Mar 18 11 25 AM '87

PEGGY J. NELSON REGISTER DAVIDSON COUNTY, TN

0 5 1 1 6

230

unimproved ( )
This is improved XX property, known as 5936 New Hope Court, Hermitage, TN 37076
Number Street City State 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, successors and assigns, forever.

AND I do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except of record.

AND I, Grantor, do(es) further covenant and bind myself, my heirs and representatives, to WARRANT and forever defend the title to the said land to the said Grantees, their heirs successors and assigns against the lawful claims of all persons whomsoever.

WITNESS my hand this 16th day of March 1987

Ronald P. Shields
RONALD P. SHIELDS

JANICE L. SHIELDS, wife of RONALD P. SHIELDS, joins in execution of this instrument for the purpose of conveying any interest she might have in the above described property.

Janice L. Shields
JANICE L. SHIELDS

{STATE OF TENNESSEE ; COUNTY OF DAVIDSON } (Individual Acknowledgment)

Personally appeard before me, the undersigned, a Notery Public in and for said County and State, the within named Ronald P. Shields and wife, Janice L. Shields, the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee
City State

this 16th day of March 19 87

5/13/89
Comission Expires

Notary Public

(AFFIX SEAL)

{STATE OF ; COUNTY OF } (Corporate Acknowledgment)

Before me, the undersigned, 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 (Title) of the a corporation, the within named bargainer, and that he as such (Title) being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as (Title)

WITNESS my hand and seal, at office in CITY: STATE:

this day of 19

Commission Expires

Notary Public

(AFFIX SEAL)

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

RECEIVED OF _____

FOR _____

BOOK 7171 PAGE 873

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

705:6.30- CAMT.
219.00 CSTAX
.50 PRFE
6.00 MORT
CHECK 826.30-
3230AC3/18/87 BAL .0[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05116

IDENTIFICATION REFERENCE

MAR 18 11 26 AM 87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 58323