BOOK 7175 PAGE 972 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $41,600.00

James A. Carney
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF March, 19 87

Robert W Baker
Notary Public

MY COMMISSION EXPIRES: Nov. 1 1987
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JAMES A. CARNEY, ATTORNEY, 905 STAHLMAN BLDG., NASHVILLE, TN 37201

The Name & Address of a Property Owner:	The Name & Address of Mortgagor:	MAP-PARCEL NUMBERS
Daniel R. Wade, Jr. (NAME)	Howard L. Caughron (NAME)	Map 105-9
1015 Jo Johnston ST (STREET ADDRESS OR ROUTE NUMBER)	946 Carlin Street (STREET ADDRESS)	Parcel 409
Nashville Tn. 37203 (CITY) (STATE) (P.O. ZIP)	Goodlettsville, Tennessee 37072 (CITY) (STATE) (ZIP)	16W 17110

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 Larry Shelton, unmarried,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Daniel R. Wade, Jr.

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 the westerly part of the easterly 120 feet of Lot No. 40 on the Plan of Waverly Land Company's Addition, of record in Book 57, page 95, Register's Office for said County.

Said part of said lot fronts 50 feet on the northerly side of Arthington Street or Avenue, now Benton, and runs back between parallel lines, to an alley in the rear and measures 70 feet on said alley and is more particularly bounded and described as follows:

Beginning at a point on the north side of Arthington Avenue, now Benton, 100 feet easterly from 10th Avenue South, formerly Jowett Avenue, and runs easterly along the northerly margin of Arthington Avenue, now Benton, 60 feet to the southwest corner of the property conveyed by H. K. Lannom and wife, to J. Bryon Wright; thence northerly along the westerly line of said lot, 218 feet, more or less, to a point on the south margin of an alley, which is 50 feet west from the northeast corner of Lot No. 40; thence westerly along said alley 70 feet, more or less, to a point, 100 feet easterly from the east margin of 10th Avenue South; thence southerly parallel with the easterly margin of 10th Avenue South 216 feet to the point of beginning.

Being the same property conveyed to Larry Shelton, unmarried, by deed from Howard L. Coughron of record in Book 7133, page 241, Register's Office of Davidson County, Tennessee.

This conveyance is made subject to a Vendor's Lien Installment Deed from Howard L. Coughron to Larry Shelton in the original principal sum of $38,600.00, recorded in Book 7133, page 244, said Register's Office.

This is (unimproved / XX improved) property, known as 928 (House Number) Benton Avenue (Street) Nashville, TN (P.O. Address) (City or Town) 37204 (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 my hand this 6th day of March, 1987

Larry Shelton
LARRY SHELTON

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Larry Shelton

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 6th day of March, 1987.

Commission Expires 1-19-88

James A. Carney Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

LARRY SHELTON

TO

DANIEL R. WADE, JR.

Attorneys Title Company, Inc.
Titles Guaranteed
SUITE 175 — 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

06411

IDENTIFICATION REFERENCE

MAR 20 2 28 PM '87
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

4160 .1 C- CAPIT
116.40 CSTAX
.50 PRFE
6.00 MORTG
CHECK 123.90-
4745A03/20/87 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06411

IDENTIFICATION REFERENCE

MAR 20 2 28 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 59809