STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 7774 PAGE 712

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF January, 19 89

Notary Public

MY COMMISSION EXPIRES 5-22-89
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
William D. Castleman, 101 Cumberland Avenue, Madison, Tennessee 37115

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO MORTGAGEE: | MAP-PARCEL NUMBERS |
|---|---|---|
| Sherrie Lynn Baxter et al (NAME) | National Mortgage Company (NAME) | 15 DZ 25260 |
| 1122 Haysboro Avenue (ADDRESS) | 4041 Knight Arnold Road (ADDRESS) | 61-4 |
| Nashville, Tennessee 37216 (CITY) (STATE) (ZIP) | Memphis, Tennessee 38118 (CITY) (STATE) (ZIP) | 110 |

FOR AND 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, Lucille Harris Shannon Comer, a widow,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Sherrie Lynn Baxter and Roscoe C. Bearden

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 easterly 61 feet of Lot No. 10 and the westerly 8 feet of Lot No. 11 on the Map of Haysboro Estates, not of record, described as follows:

Beginning on the southerly margin of Haysboro Road at a point 122 feet west of the northwest corner of the property conveyed to W. J. Dodson and wife, by deed from Arcena R. Timberlake, et al, of record in Book808, page 183, Register's Office for said County; thence with the southerly margin of said Road, westwardly 69 feet; thence southwardly 202.2 feet; thence eastwardly 69 feet; thence northwardly 202.2 feet to the beginning.

Being the same property conveyed to Joseph C. Shannon and wife, Lucille Harris Shannon, by deed from W. T. Cherry and wife, Willie Dean Cherry, of record in Book 2302, page 497, Register's Office for Davidson County, Tennessee. The said Joseph C. Shannon having since died, and the said Lucille Harris Shannon having since re-married, she now being Lucille Harris Shannon Comer.

~~COMER, spouse of LUCILLE HARRIS SHANNON COMER, joins in this conveyance for the express purpose of relinquishing all marital rights he may have in subject property by virtue of marriage to LUCILLE HARRIS SHANNON COMER.~~

unimproved ( )
This is improved ( X ) property, known as 1122 Haysboro Avenue, Nashville, Tennessee 37216
(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 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 31st day of January, 19 89

Lucille Harris Shannon Comer
Lucille Harris Shannon Comer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me the undersigned a Notary Public in and for said County and State the within named Lucille Harris Shannon Comer ~~xxxxxxxxxxxx~~ ~~Comerxx~~

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that ~~she~~ they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Madison Tennessee this 31st day of January 19 89

Commission expires 5-20-92

Notary Public

STATE OF TENNESSEE
COUNTY OF

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 oath s; acknowledged to be the and respectively of the the within named bargainor and corporation, and that as such and being authorized so to do, execute 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

09798

FEB 17 11 43 AM '89

WARRANTY DEED

FROM

Lucille Harris Shannon Comer

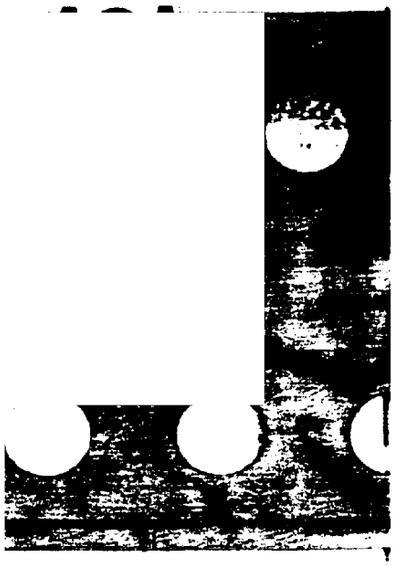
TO

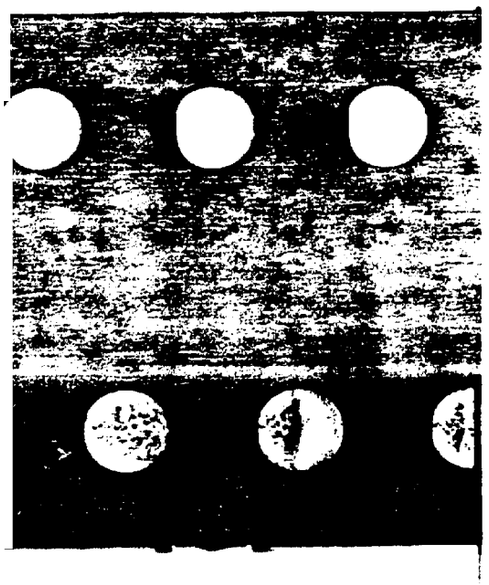
Sherrie Lynn Baxter and Roscoe C. Bearden

RETURN TO:

William D. Castleman
101 Cumberland Avenue
Madison, Tennessee 37115

8207 02/17 0101 CKCHECK 171.50





**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 TAX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TAX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|

| | |
|---|---|
| CAMT | 50000.00 |
| CON TX | 165.00 |
| PRFEE | 0.50 |
| WDEED | 6.00 |
| TOTAL | 171.50 |
| CHECK | 171.50 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/17/89 01 11:44 0001 8207

09798

FEB 17 11 43 AM '89

No. 182664