THIS INSTRUMENT PREPARED BY:
SHELTON HATCHER, ATTORNEY
311 EAST MAIN STREET
HENDERSONVILLE, TENNESSEE 37075
(PLEASE RETURN TO ABOVE AFTER RECORDING)

MAP/GROUP/PARCEL
43 2A 140
11D 31102

NEW OWNER'S ADDRESS:
MELISSA ANN SHOOK
140 CEDARWOOD LANE
MADISON, TENNESSEE 37115

SEND TAX BILLS TO:
BANCBOSTON MORTGAGE COMPANY
P.O. BOX 44090
JACKSONVILLE, FLORIDA 32231

MAIL TAX
Davidson County, TN
JUL 10 8 49 AM '89
IDENTIFICATION REFERENCE
4 9 5 0 7.
6040 07/13 0101 03CHECK 198.40

# WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, HUBERT H. LORENZEN and wife, JUDY LORENZEN have this day bargained and sold and by this instrument do transfer and convey unto MELISSA ANN SHOOK, unmarried, her heirs and assigns forever, the following described property, to wit:

LAND in Davidson County, Tennessee and

BEING Lot No. 140 on the Plan of Cedarwood Courtyard Homes, Phase Two, in Book 5200, Page 60, Register's Office for Davidson County, Tennessee, together with the appurtenant interest in the common areas and limited common areas of Cedarwood Courtyard Homes, and being more fully described in Deed Book 6245, Page 169, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Grantors by deed of record in Deed Book 6245, Page 784, and by Quitclaim to grantor herein of record in Book 7526, Page 872, in Register's Office, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title, and interest thereto belonging to MELISSA ANN SHOOK, unmarried, her heirs, successors, and assigns, forever.

And HUBERT H. LORENZEN and wife, JUDY LORENZEN covenant with MELISSA ANN SHOOK that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered except for a first mortgage with Bancboston Mortgage Corporation which is being assumed by grantee, 1989 taxes, and matters of public record.

HUBERT H. LORENZEN and wife, JUDY LORENZEN further covenant and bind themselves, their heirs, successors, and representatives to warrant and defend the title to the said land to MELISSA ANN SHOOK, unmarried, her heirs, successors, and assigns against the lawful claims of all persons whatsoever.

MELISSA ANN SHOOK executes this instrument as acknowledgement that she is assuming that obligation to Bancboston Mortgage Corporation which is a lien against the subject property.

JUDY LORENZEN, wife of Hubert H. Lorenzen, joins in this conveyance for the purpose of conveying any interests which she may have in said property.

Hubert H. Lorenzen
HUBERT H. LORENZEN

Judy Lorenzen
JUDY LORENZEN

Melissa Ann Shook
MELISSA ANN SHOOK

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned, a Notary Public in and for said State and County aforesaid, personally appeared the within named, HUBERT H. LORENZEN and wife, JUDY LORENZEN, and MELISSA ANN SHOOK, the bargainors with whom I am personally acquainted, and acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Hendersonville, Tennessee, this the 27th day of June, 1989.

My Commission Expires:
12-11-89

SHELTON HATCH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Shelton Hatch
Notary Public

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater for this transfer is $58,000.00.

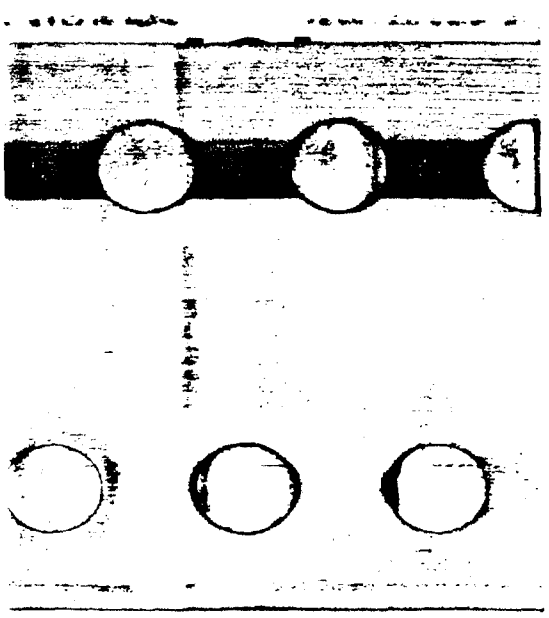
Hubert H. Lorenzen
Affiant

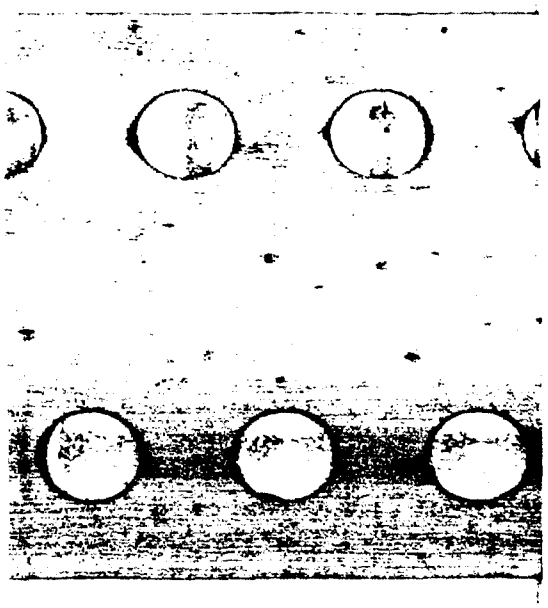
Sworn to and subscribed before me, this the 27th day of June, 1989.

My Commission Expires:
12-11-89

SHELTON HATCH NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Shelton Hatch
Notary Public





**OFFICIAL RECEIPT**

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

RECEIVED OF _____

FOR _____

BOOK 7891 PAGE 68

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|
| | | | | CAMT 58000.00 |
| | | | | CON TX 191.40 |
| | | | | PRFEE 1.00 |
| | | | | MDEED 6.00 |
| | | | | TOTAL 198.40 |
| | | | | CHECK 198.40 |
| 07/18/89 | 01 | | | 08:52 0001 6040 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

49907

IDENTIFICATION REFERENCE

JUL 18 8 49 AM '89

DAVIDSON COUNTY, TN

**No.** 229707