File # 27097
Loan # 90-04546

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$61,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May, 19 90

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WAYNE SHELTON (NAME)	Service Mortgage Company of Tennessee, Inc. (NAME)	MAP 70-2
808 Shawnwood Circle (STREET ADDRESS OR ROUTE NUMBER)	2285 Murfreesboro Rd. Suite 215B (STREET ADDRESS)	PARCEL 80
Nashville, Tn 37218 (CITY) (STATE) (P.O. ZIP)	Nashville, Tn 37217 (CITY) (STATE) (ZIP)	13 DA 69203

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, DAN T. DUER and wife JANIE DUER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WAYNE SHELTON and wife ANGELA SHELTON

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 Lot No. 27 on the Plan of Shawnwood Subdivision, Section 5, as of record in Book 7892, Page 295, Register's Office for Davidson County, Tennessee, to which plan record is hereby made for a more complete and accurate legal description.

25730

IDENTIFICATION REFERENCE

MAY 11 1 53 PM '90

FELIX Z WILSON JR REGISTER
DAVIDSON COUNTY, TN

BEING the same property conveyed to Dan T. Duer and wife Janie Duer by deed from Katherine Shields and husband Eddie Shields of record in Book 7892, Page 295, Register's Office for Davidson County, Tennessee.

unimproved (X) 808 Shawnwood Circle, Nashville, Tn 37218
This is improved ( ) property, known as
(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 their hand s this 1st day of May, 19 90

DAN T. DUER and wife JANIE DUER Janie Duer By Dan T Duer atty in Fat

Dan T. Duer

By:

[redacted]

BOOK 8107 PAGE 674

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Alan D. Mazer, a Notary Public in and for said County and State, the within named Dan T. Duer

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 1st day of May, 1990.

Commission Expires 9/11/90

Notary Public

STATE OF TENNESSEE

COUNTY OF DAVIDSON

On this the 1st day of May, 1990 before me personally appeared Dan T. Duer to me known to be the person who executed the foregoing instrument in behalf of Janie Duer, as her Attorney In Fact, and acknowledged that he executed the same as the free act and deed of the said Janie Duer, as though she had acted personally.

Witness my hand and official seal at Nashville, Tennessee, this the 1st day of May, 1990.

Notary Public

My Commission Expires: 9/11/90

WARRANTY DEED

FROM

DAN T. DUER

TO

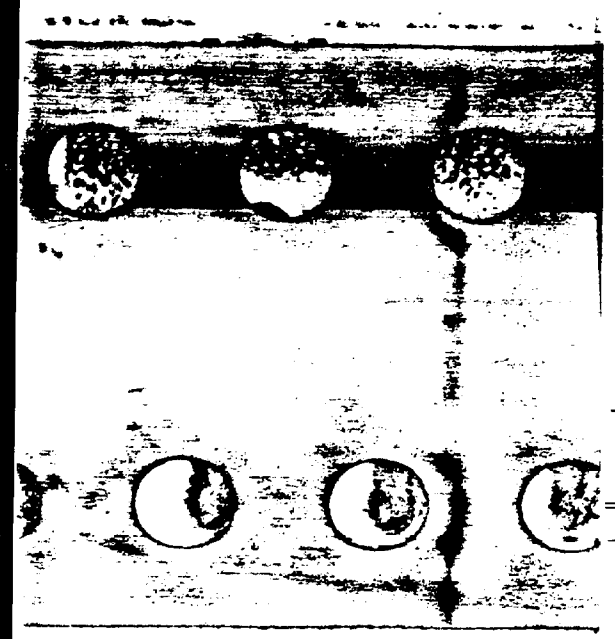
JANIE DUER

WAYNE SHELTON

ANGELA SHELTON

1990 MAY 11 11:07 3304ECK 21.27

Saturn & Mazer, Attorneys
Row 1
Box 7



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

RECEIVED OF _____

FOR _____

BOOK 8107 PAGE 675

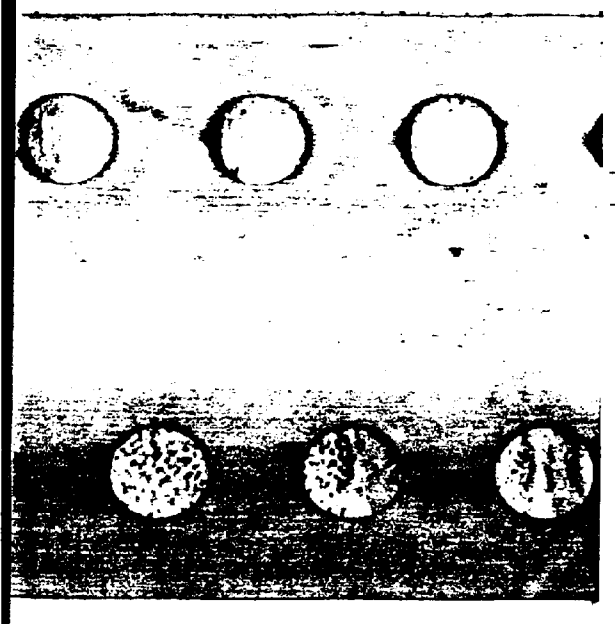
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	61950.00
CON TX	204.27
PRFEE	1.00
WDEED	6.00
TOTAL	211.27
CHECK	211.27

05/11/90 01 13:54 0001 0956

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



2570

IDENTIFICATION REFERENCE

MAY 11 1 53 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 318416