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File in Box # 14

FORM NO. WD-1

318-2

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,608.17

José Demetrio Salinas
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF August, 19 91

Notary Public

MY COMMISSION EXPIRES: 11/10/91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

DENNEY, LACKEY & CHERNAU, 424 Church Street, Suite 1350, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE	MAP-PARCEL NUMBERS
JOSÉ DEMETRIO SALINAS (NAME)	FIRST UNION MORTGAGE CORPORATION (NAME)	Map 103-8
4113 WESTLAWN DRIVE (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 18109 (STREET ADDRESS)	Parcel 280
NASHVILLE, TN 37205 (CITY) (STATE) (P. O. ZIP)	Raleigh, North Carolina 27619 (CITY) (STATE) (ZIP)	FB# 25W-07397

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, BRUCE B. SHELTON, JR., and wife, HARRIET PRIEST SHELTON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOSÉ DEMETRIO SALINAS AND WIFE, DORA LEIGH SALINAS, as tenancy by the entireties

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 51 feet of the most easterly 101 feet of Lot No. 335 on the Plan of Richland Realty Company's Westlawn Subdivision, of record in Book 421, Page 32, Register's Office for said County, to which said plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to Bruce B. Shelton, Jr., by Deed from Eugene T. Collins, of record in Book 7515, Page 217, and by Quitclaim Deed from Bruce B. Shelton, Jr., and wife, Harriet Priest Shelton, of record in Book 7599, Page 846, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been assumed by the Grantee(s) herein.

AS part of the above consideration, the Grantee(s) herein assume and agree to pay the unpaid balance owing on a certain Note executed by Robert William Chick, Jr., to Cameron-Brown Company, now First Union Mortgage Corporation in the original principal amount of $66,950.00, of record in Book 6916, Page 377, Register's Office for Davidson County, Tennessee.

Harriet Priest Shelton, spouse of the above named Bruce B. Shelton, Jr., joins in this conveyance for the purpose of releasing any and all rights she may have in and to the above described property, especially her marital rights.

THIS INSTRUMENT WAS PREPARED SOLELY FROM INFORMATION PROVIDED BY THE PARTIES TO THE TRANSACTION.

This is ( ) unimproved ( ) property, known as 4111 Westlawn Drive, Nashville, TN 37205
(X) improved (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 hereinabove 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 our hand s this 30th day of August, 19 91

Bruce B. Shelton, Jr.
BRUCE B. SHELTON, JR.

Harriet Priest Shelton
HARRIET PRIEST SHELTON

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named BRUCE B. SHELTON, JR., AND WIFE, HARRIET PRIEST SHELTON

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

Witness my hand and official seal at Nashville, Tennessee, this 30th day of August, 1991.

Notary Public

Commission Expires 11/10/91

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
BRUCE B. SHELTON, JR., etux

TO
JOSÉ DEMETRIO SALINAS AND WIFE, DORA LEIGH SALINAS

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

43603

SEP 3 9 50 AM '91

7049 09/03 0101 03CHECK 249.72

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
				CAMT 65608.17
				CON TX 242.72
				PRFEE 1.00
				MDEED 6.00
				TOTAL 249.72
				CHECK 249.72
09/03/91	01			09:51 0001 7049

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

436633

SEP 3 9 50 AM '91

No. 455344