Box 24

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

BOOK 8455 PAGE 598

ADDRESS NEW OWNER:
Joyce H. Holden
87 Benzing Road
Antioch, TN 37013

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
GMAC Mortgage Corporation of Pennsylvania
7101 Executive Center Drive, #250
Brentwood, Tennessee 37027

MAP AND PARCEL:
MAP 162-07
PARCEL 26
05DU 33454

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Jess S. Shearin and wife, Carolyn T. Shearin, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Joyce H. Holden, unmarried , 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:

BEING Lot No. 27, Antioch Park, Section One, of record in Book 3600, Page 96, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Jess S. Shearin , by deed from Gordon E. Jones, Jr. and wife, Gale H. Jones of record in Book 5883, Page 242, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This conveyance is subject to restrictions of record in Book 3861, Page 744, said Register's Office.

This conveyance is subject to minimum building setback line and public utility and drainage easement of record in Book 3600, Page 96, said Register's Office.

Carolyn T. Shearin herein joins to convey any and all rights and interests she may have, if any.

This is improved property known as 87 Benzing Road, Antioch, TN 37013.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Joyce H. Holden, unmarried, their heirs and assigns, forever; and we, Jess S. Shearin and wife, Carolyn T. Shearin 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 shall include the plural, the plural the singular, and the use of any gender shall

. be applicable to all genders.

Witness our hands this the 30th day of September, 1991.

Jess S. Shearin

Carolyn T. Shearin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Jess S. Shearin and wife, Carolyn T. Shearin the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 30th day of September, 1991.

NOTARY PUBLIC

My Commission Expires: 5-22-93

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 70,500.00.

AFFIANT

Subscribed and sworn to before me this 30th day of September, 1991.

NOTARY PUBLIC
My Commission Expires: 5-22-93

5.1485

IDENTIFICATION REFERENCE

OCT 2 1 23 PM '91

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

9541 10/02 0101 03CHECK 267.85



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	70500.00
			CON TX	260.85
			PRFEE	1.00
			MDEED	6.00
			TOTAL	267.85
			CHECK	267.85
10/02/91	01	13:24	0001	9541

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5. 1 4 8 5.

IDENTIFICATION REFERENCE

OCT 2 1 23 PM '91

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 464359