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STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 89,340.88

Cheryl Offutt
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF April 19 92

Notary Public

MY COMMISSION EXPIRES: March 27, 1993
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

SECURITY ESCROW & TITLE CO., 515 Enon Springs Road, Smyrna, TN 37167

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeff Offutt	NationsBanc Mortgage Corporation	MAP 172-08
(NAME)	(NAME)	
5729 Collinwood Court	201 E. Cary Street	GROUP A
(ADDRESS)	(ADDRESS)	
Antioch, Tennessee 37013	Richmond, VA 23219	PARCEL 122
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, Patrick Sheridan Shanklin, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jeff Offutt and wife, Cheryl Offutt

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. 122 Hunters Branch Section Two-A, Planned Unit Development as shown by plat and survey of record in Plat Book 6250, Page 819 and amended in Book 6815, page 77, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Patrick Sheridan Shanklin, unmarried by Quitclaim Deed from Carolyn Yvonne Shanklin of record in Deed Book 8219, Page 482, Register's Office for said County. Also see Deed Book 7788, page 771, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Deed Book 6601, Page 7, Register's Office for said County.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights-of-way for public utilities of record.

This conveyance is subject to a Deed of Trust executed by Rick B. Chaffin, unmarried, to, J.R. Cannon Trustee(s) for Commerce Union Bank, dated 9/25/86,, with an approximate unpaid balance of 82,590.88, of record in Book 6995, Page 372, of said Register's Office, which the Grantees herein assume and agree to pay. The escrow accounts in connection with said loan are hereby transferred to these Grantees.

unimproved ( )
This is improved (X) property, known as 5729 Collinwood Court, Antioch, Tennessee 37013
(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 29th day of April 19 92

Patrick Sheridan Shanklin

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Patrick Sheridan Shanklin, unmarried

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 Smyrna, Tennessee, this 29th day of April, 1992.

Commission expires March 27, 1993

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

0 6 7 5 7

IDENTIFICATION

337.50

WARRANTY DEED

FROM

Patrick Sheridan Shanklin

TO

Jeff Orbett and wife, Cheryl Orbett

RETURN TO:

SECURITY ESCROW & TITLE CO.
515 Enon Springs Road
Smyrna, TN 37167

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	29340.88
CON TX	330.56
PRFEE	1.00
MTEED	6.00
TOTAL	337.56
CHECK	337.56

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06757

IDENTIF. REFERENCE

FEB 1 3 12 PM '92

No. 527034