BOOK 8640 PAGE 45

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 58,912.73

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
28 DAY OF May 19 92

Notary Public

MY COMMISSION EXPIRES: My Commission Expires Nov. 20, 1994
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

EAST END TITLE & ESCROW, INC., 405 TWO MILE PIKE, SUITE C, GOODLETTSVILLE, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
GREGORY A. SHAW	STANDARD FEDERAL SAVINGS BANK	MAP 72-2
(NAME)	(NAME)	
3618 Baxter Avenue	P. O. BOX 9481	PARCEL 107
(ADDRESS)	(ADDRESS)	
Nashville Tn 37216	GAITHERSBURG, MARYLAND 20898	
(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, LOWELL EUGENE PORTER AND WIFE, ROBBIE E. PORTER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GREGORY A. SHAW AND WIFE, SABRINA L. SHAW

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. 45 on the plan of E. B. Craig's Subdivision of the Crownover Property of record in Book 894, pages 640 and 641, Register's Office for said County, to which plan reference is hereby made for a more particular description of said property.

Being the same property conveyed to Lowell Eugene Porter by deed of record in Book 8311, page 625, Register's Office for Davidson County, Tennessee.

Robbie E. Porter joins in this conveyance for the purpose of conveying any right, title or interest she may have in or to said property, marital or otherwise.

This property is conveyed subject to a deed of trust against same made by the Grantor dated November 19, 1986, in the amount of $55,000.00 and recorded in Book 7046, page 255, Register's Office for Davidson County, Tennessee, which the Grantees agree to assume and pay the same as part of the consideration of this conveyance. Grantee also hereby assumes the obligation of Lowell Eugene Porter under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

unimproved ( )
This is improved (XX) property, known as 3618 BAXTER AVENUE, NASHVILLE, TN 37216
(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 our hand s this 28 day of May 19 92

Lowell Eugene Porter
LOWELL EUGENE PORTER

Robbie E. Porter
ROBBIE E. PORTER

GREGORY A. SHAW

SABRINA L. SHAW

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GREGORY A. SHAW AND WIFE, SABRINA L. SHAW

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 instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 29th day of May, 1992

Commission expires 1/23/93

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared LOWELL EUGENE PORTER AND WIFE, ROBBIE E. PORTER, the within named bargainors with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office at Nashville Tenn on this the 28 day of May 19 92.

My commission expires My Commission Expires Nov. 20, 1994

Notary Public

*or proved to be based upon satisfactory evidence

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GREGORY A. SHAW AND WIFE, SABRINA L. SHAW, 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 instrument for the purposes therein contained.

Witness my hand and official seal this 29th day of May, 1992.

NOTARY PUBLIC

My commission expires:

1524 0

IDENTIF. REFERENCE

JUN 2 9 21 AM '92

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

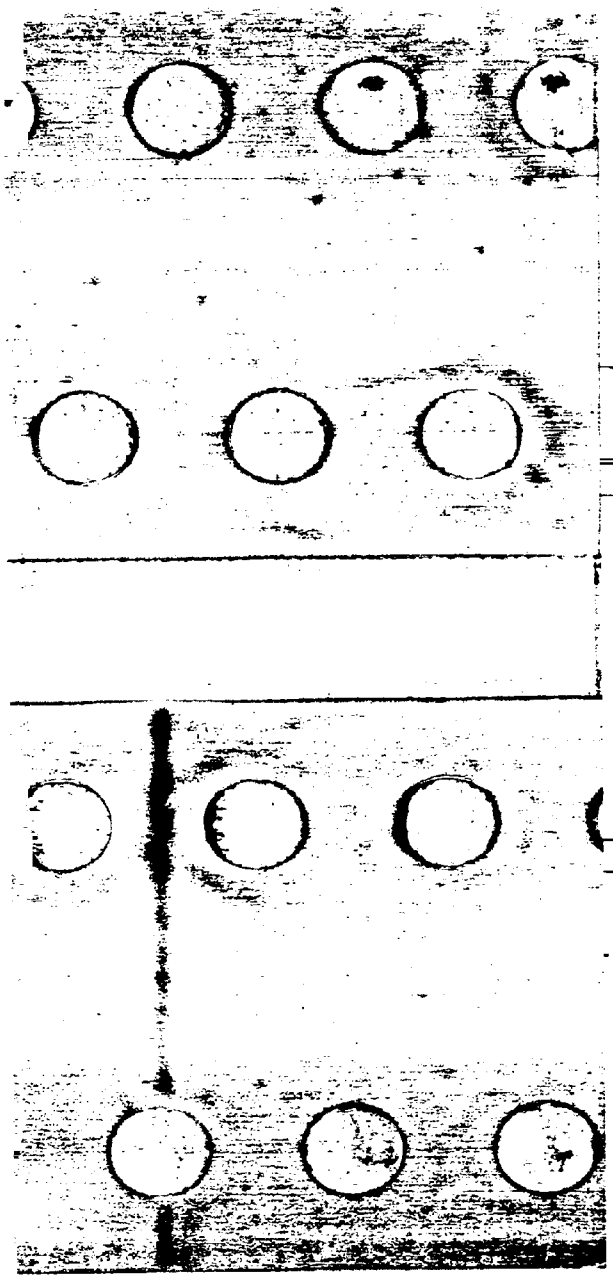
WARRANTY DEED

FROM

TO

RETURN TO:

6677 06/02 0101 03CHECK 224.98



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

MAMT 58912.73
ERR CO
MAMT 58912.73-
CAMT 58912.73
CON TX 217.98
PRFEE 1.00
WREEN 6.00
TOTAL 224.98
CHECK 224.98

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/02/92 01 09:18 0001 6677

15240

IDENTIF. REFERENCE

JUN 2 9 21 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 536482