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

File Box 24

BOOK 8721 PAGE 703

ADDRESS NEW OWNER:
William B. O'Neal and Harrison H. Shoulders
P. O. Box 60851
Nashville, TN 37206

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 82-3
PARCEL 376
20W-24890

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, I, Maggie Vaught, unmarried hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto William B. O'Neal and Harrison H. Shoulders, as tenants in common, 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. 22 on the Plan of Sharpe and Horn's First Addition to Northeast Nashville, of record in Book 57, Page 152, Register's Office for Davidson County, Tennessee.

SAID Lot No.22 fronts 50 feet on the westerly side of North Fourth Street or Lischey Avenue and runs back between parallel lines 153 feet, more or less.

Being the same property conveyed to Maggie Vaught, single, by deed from Earl C. Shacklett and wife, Helen B. Shacklett of record in Book 5871, Page 24, Register's Office for Davidson County, Tennessee.

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

THIS conveyance subject to such easements, setback lines and restrictive covenants of record in said Register's Office.

Taxes for 1992 have been pro-rated and assumed by Grantee(s).

This is improved property known as 1116 Lischey Avenue, Nashville, TN 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William B. O'Neal and Harrison H. Shoulders, their heirs and assigns, forever; and I, Maggie Vaught, unmarried do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my 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.

42958.

IDENTIFICATION REFERENCE

SEP 3 3 12 PM '92

DAVIDSON COUNTY, TN

3542 09/03 0101 03CHECK 57.47

Witness my hand this the 31st day of August, 1992.

Maggie Vaught

Maggie Vaught

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Maggie Vaught, unmarried the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 31st day of August, 1992.

Jane H. Floyd

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 $ 13,100.00.

AFFIANT

Subscribed and sworn to before me this 31st day of August, 1992.

Jane H. Floyd

NOTARY PUBLIC

My Commission Expires: 5/22/93

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8721 PAGE 705

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 13100.00
CON TX 48.47
PRFEE 1.00
WDEED 8.00
TOTAL 57.47
CHECK 57.47

09/03/92 01 15:12 0001 3542

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4 2 9. 5. 8.

IDENTIFICATION REFERENCE

SEP 3 3 12 PM '92

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

No. 567223