This instrument prepared by:
THOMAS N. JONES, ATTORNEY
339 Main Street
Franklin, Tn. 37064

BOOK 8881 PAGE 367

NEW OWNER:	SEND TAX BILL TO:	MAP & PARCEL:
MICHAEL D. SHAW JANETTE F. SHAW 1017 WOODMONT BLVD. NASHVILLE, TN 37204	NATIONSBANC MORTGAGE CORP. P.O. BOX 353 LOUISVILLE, KY. 40201	118-9-65

W A R R A N T Y D E E D

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, WE, **David Knox Baldwin and Martha Lynn Baldwin** hereinafter called the Grantor, have bargained and sold and by these presents do transfer and convey unto **Michael D. Shaw and Janette F. Shaw**, hereinafter called the Grantee, their heirs and assigns, a certain tract or parcel of land in **Davidson** County, Tennessee, described as follows, to-wit:

> Being Lot No. 33 on the Plan of Leonte Subdivision of Lots Nos. 17, 18, 19, 24, 25, and 26, in Noelton, not of record, described according to a survey made by W.B. Southgate, Surveyor, March, 1938, as follows:
>
> Beginning on the southerly margin of Woodmont Avenue, at a point 500 feet east of the easterly margin of the Granny White Road, said point being the corner of Lots Nos. 32 and 33; thence with the line between said two lots, southwardly 196 feet to the common corner of Lots. Nos. 32, 33, 50 and 51; thence with the line between Lots Nos. 33 and 50, eastwardly 100 feet to the common corner of Lots Nos. 33, 34, 49, and 50; thence with the line between Lots Nos. 33 and 34, northwardly 194 feet to the southerly margin of Woodmont Avenue; thence with said Avenue, westwardly 100 feet to the beginning.
>
> Being the same property conveyed to David Knox Baldwin etux, Martha Lynne Baldwin by deed from Lila M. Baldwin and Harvey Know Baldwin, Jr. in Book 8320, page 439. RODC.

SUBJECT TO THE FOLLOWING:

1. 1993 County taxes are a lien but are not yet due and payable.

2. Subject to an easement for sanitary sewers and/or storm drainage granted to the Metropolitan Government of Nashville and Davidson County, Tennessee, or record in Book 3956, page 963, Registers office of Davidson County, Tennessee.

4. Subject to any and all building and zoning regulations of City, County, and State.

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 COVENANT with the said Grantees that we are lawfully seized and possessed of said land in fee simple and have a good right to convey it and the same is unencumbered, unless otherwise herein set out;

AND WE 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.

This property ( )unimproved (X) improved property is known as: 1017 Woodmont Blvd., Nashville, TN 37064

WITNESS OUR HANDS THIS 26th DAY OF February, 1993 IN FRANKLIN, TENNESSEE.

SELLER:

SELLER:

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary for said State and County, **David Knox Baldwin and Martha Lynn Baldwin** the within named bargainor(s) with whom I am personally acquainted and who acknowledge that they executed the foregoing instrument for the purposes therein contained.

Witness my hand this 26th day of February, 1993 in Franklin, Tn.

Notary Public

My Commission Expires:

3/11/93

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater for this transfer is $134,000.00.

Annette J Street
AFFIANT

Sworn to and subscribed to me, the undersigned, this 26th day of February, 1999, in Franklin, Tennessee.

Maryard Lee Smith
NOTARY PUBLIC

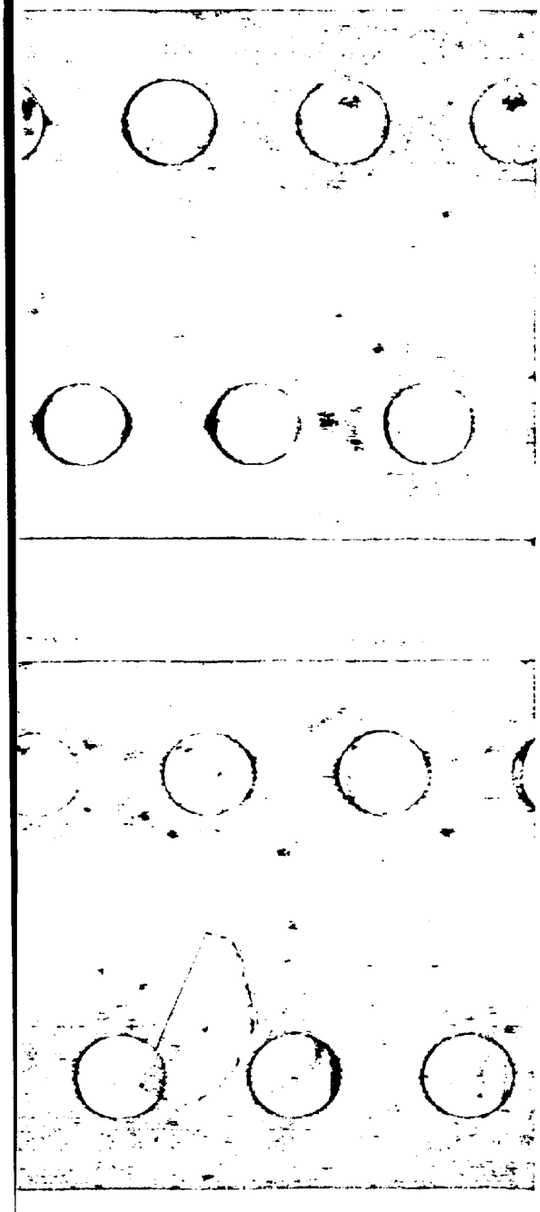
MY COMMISSION EXPIRES:

12/4/99

97929

MAIL ENV.

508.80



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8881 PAGE 370

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
			DART	
				134000.00
			CON TX	495.30
			PRFEE	1.00
			MDEED	12.00
			TOTAL	508.30
			CHECK	508.30
		03 DEC 96	01	10:46 0001 9802

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97929

IDENTIFICATION REFERENCE

Mar 5 10 07 AM '97

DAVIDSON COUNTY, TN

No. 627364