BOOK 9180 PAGE 790

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Lamont D. Shelton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF December 19 93

Mark A. Ellmore
Notary Public

MY COMMISSION EXPIRES: June 25, 1995
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Mark A. Ellmore, 388 Harding Place, Suite C, Nashville, Tennessee 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lamont D. Shelton (NAME)	Mortgage Service America Company (NAME)	MAP 72-120
1712 Marsden Avenue (ADDRESS)	1650 Tysons Boulevard (ADDRESS)	PARCEL 199
Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	McLean, Virginia 22102-0703 (CITY) (STATE) (ZIP)	15DZ-56270

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, Rachel H. Rimlinger Sneed and husband William H. Sneed

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lamont D. Shelton, 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:

Land in Davidson County, Tennessee, being the West 31' -8" of Lot 134 and the East 30 feet of Lot No. 135 on the Plan of Riverside Drive Subdivision of record in Plat Book 974, page 60 and 61, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Rachel H. Rimlinger by deed from James H. Rimlinger of record in Book 7711, page 119, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all existing easements, restrictions and setback lines of record.

Rachel H. Rimlinger and Rachel H. Rimlinger Sneed being one and the same person.

William H. Sneed, husband of Rachel H. Rimlinger Sneed joins in this conveyance to convey all right, title and interest he may have in the above referenced property including but not limited to marital rights.

94755

IDENTIF. ↑ REFERENCE

93 DEC -8 PM 3:23
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

1832 12/08 0101 03CHECK 194.00

unimproved
This is improved (X) property, known as 1712 Marsden Avenue, Nashville, Tennessee 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 my hand this 3rd day of December, 19 93

Rachel H. Rimlinger Sneed

William H. Sneed

First Data Systems, Inc.

DCTN01W 12/88

BOOK 9186 PAGE 791

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 Rachel H. Rimlinger Sneed

the bargainor, 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 Nashville, Tennessee, this 3rd day of December 19 93

Commission expires March 25, 1995

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

WARRANTY DEED

FROM

Rachel H. Rimlinger Sneed

TO

Lamont D. Shelton

RETURN TO:

Mark A. Ellmore
388 Harding Place, Suite C
Nashville, Tennessee 37211

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

RECEIVED OF _____

FOR _____

BOOK 9180 PAGE 732

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 50000.00
CON TX 185.00
PRFEE 1.00
WDEED 8.00
TOTAL 194.00
CHECK 194.00

12/08/93 01 15:23 0001 1832

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94755
IDENTIF. & REFERENCE

93 DEC -8 PM 3:23
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 731865