SNB

This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50-B

BOOK 9513 PG 611

ADDRESS NEW OWNER:
James R. Shackleford, III and
Margaret L. Shackleford
2832 Valley Road
Nashville, Tennessee 37215

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:

MAP	117
GROUP	2
PARCEL	232

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, Charles W. Kerr Jr.,an unmarried person, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto James R. Shackleford, III and wife, Margaret L. Shackleford, 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 Parcel "B", on the Plan of Zone Lot Division Valley Road Townhouses, Lot 9, of Hillsboro Heights, Section 2, of record in Book 6900, page 16, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to Charles W. Kerr Jr., unmarried by deed from Jon T. Deuchler and wife, Teresa L. Andreone, as of record in Book 9032, page 326, Register's Office for Davidson County, Tennessee.

This is improved property known as 2832 Valley Road, Nashville, TN 37215.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to 1994 property taxes which have been paid.
2. All matters shown on the Plan of record in Book 5190, page 297, as amended in Book 6900, page 16, Register's Office for Davidson County, Tennessee.
3. Easements for utility services and party walls for use in common with owner of attached and appurtenant improvements.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said James R. Shackleford, III and wife, Margaret L. Shackleford, their heirs and assigns, forever; and I, Charles W. Kerr Jr.,an unmarried person, 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.

BOOK 9513 PG 612

Witness my hand this the 4th day of November, 1994.

Charles W. Kerr Jr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Charles W. Kerr Jr.,an unmarried person, 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 Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 4th day of November, 1994.

06646
IDENTIF. ↑ REFERENCE
94 NOV -7 AM 10:22
FELICIA [illegible] REGISTER
DAVIDSON COUNTY, TN

R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

NOTARY PUBLIC

My Commission Expires: JUN 21, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 147,000.00.

AFFIANT

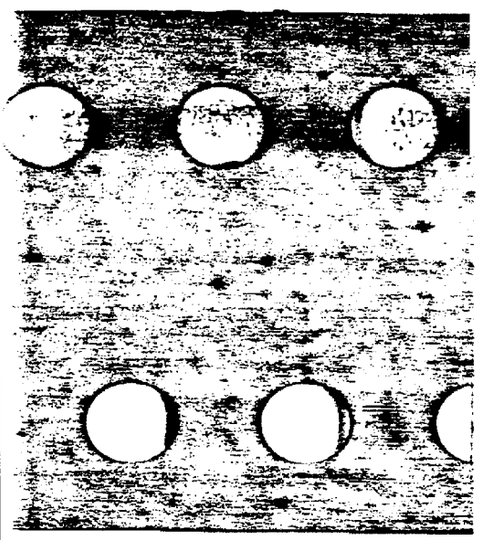
Subscribed and sworn to before me
this 4th day of November, 1994.

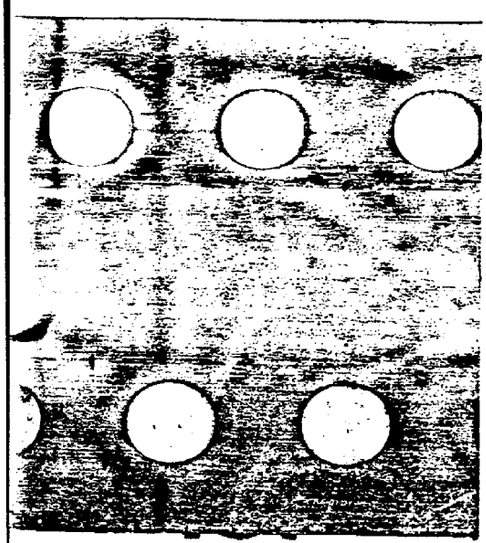
R. L. MOORE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

NOTARY PUBLIC
My Commission Expires:

R. L. MOORE, NOTARY PUBLIC
DAVIDSON COUNTY, STATE OF TENNESSEE
MY COMMISSION EXPIRES 11-20-96

5353 11/07 0101 03CHECK 552.90





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

RECEIVED OF _____

FOR _____

BOOK 9513 PG 613

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	CAPITAL PAID
				147000.00
				CON TX 543.90
				PRFEE 1.00
				WDEED 8.00
				TOTAL 552.90
				CHECK 552.90
11/07/94	01			10:21 0001 5353

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06646
IDENTIF. ↑ REFERENCE

94 NOV -7 AM 10:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 851631