BOOK 9603 PG 798

This Instrument Prepared by:

KIRKSEY & CRON
109 Westpark Dr., Ste. 360
Brentwood, Tennessee 37024-2427

WARRANTY DEED

Address New Owner:	Send Tax Bills To:	Map-Parcel Nos.
Mr. and Mrs. Sam E. Shelby, Jr. 5910 East Ashland Drive Nashville, Tennessee 37215	Same as New Owner	144-12-0 036.00

STATE OF TENNESSEE]
COUNTY OF WILLIAMSON]

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $430,250.00.

Sam E Shelby Jr
Affiant

Subscribed and sworn to before me this 23rd day of February, 1995.

Jennifer Dunlap
Notary Public

My Commission Expires: 5-24-97

95 FEB 27 AM 8:42

MAIL ENV.

IDENTIFICATION REFERENCE

37041

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FOR AND IN CONSIDERATION OF the sum of TEN AND 00/100 DOLLARS ($10.00), cash in hand paid, and for other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **M & T PARTNERSHIP**, (hereinafter "Grantor") have bargained and sold, and by these presents do hereby transfer and convey unto **SAM E. SHELBY, JR. AND WIFE, JANE P. SHELBY**, (hereinafter "Grantees"), their heirs and assigns, the following described real property located in Davidson County, Tennessee, to wit:

Being the reserved parcel as shown on the Plan of Otter Creek Hills, as of record in Book 2900, pages 110 and 111, Register's Office of Davidson County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to M & T Partnership, by Warranty Deed from Betty Brent d/b/a Brent Bonding Co. of record in Book 9363, page 544, Register's Office for Davidson County, Tennessee.

This is improved property, known as 5910 East Ashland Drive, Nashville, Tennessee 37215.

This conveyance is subject to:

1. 1995 property taxes which have been pro-rated and assumed by Grantees.
2. All matters appearing on the plan of record in Book 2900, pages 110, 111, said Register's Office.

TO HAVE AND TO HOLD said property, with the appurtenances, estate, title and interest thereto belonging to **Grantees**, their heirs and assigns forever.

AND **Grantor** do covenant with the said **Grantees**, that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and same is unencumbered.

AND **Grantor** do further covenant and bind itself, its heirs and assigns, to warrant and forever defend the title to said land to **Grantees**, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said **Grantor** have caused these presents to be signed this 23rd day of February, 1995.

M & T PARTNERSHIP

Elizabeth Trinkler

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, of the state and county aforementioned, personally appeared Elizabeth Trinkler, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be a partner of M & T Partnership, the within named bargainor, a partnership, and that such person, as such partner, executed the foregoing instrument for the purposes therein contained, by signing the name of the partnership by such person as partner.

Witness my hand and seal this 23rd day of February, 1995.

Jennifer Dunlap
Notary Public

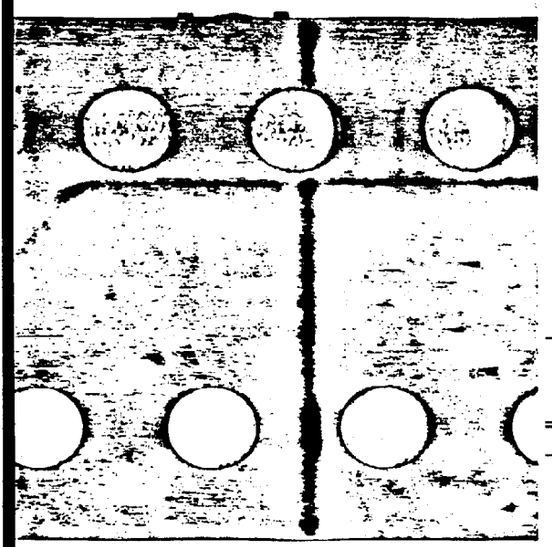
My Commission Expires: 5-24-97

4869 02/27 0101 03CHECK 1600-93

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 9603 PG 800

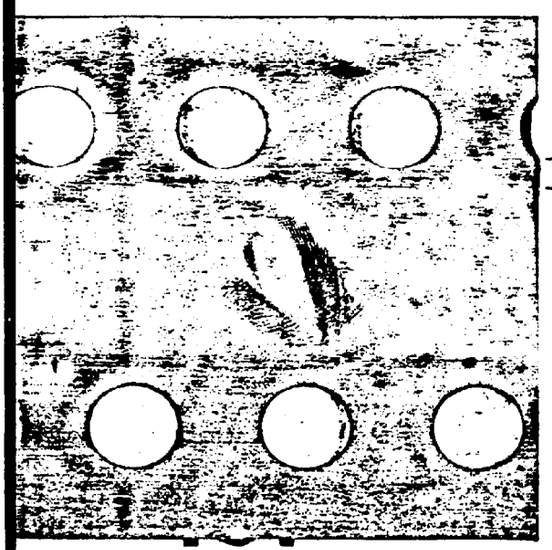
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 430250.00
CON TX 1591.93
PRFEE 1.00
WDEED 8.00
TOTAL 1600.93
CHECK 1600.93

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/27/95 01 00143 0001 4869



37041
IDENTIF. & REFERENCE

95 FEB 27 AM 8:42
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 884544