WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 68,000.00

Dana Battaglia
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF June, 19 95

Notary Public I. DYKE TATUM

MY COMMISSION EXPIRES July 26, 1997
(AFFIX SEAL)

BOOK 9714 PG 594

THIS INSTRUMENT WAS PREPARED BY

TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
DANA BATTAGLIA (NAME)	SAME (NAME)	91-15-21
4801 NEBRASHA AVENUE (ADDRESS)	(ADDRESS)	12W-07466
NASHVILLE, TN 37209 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, PAUL R. SHIELDS AND WIFE, NELDA R. SHIELDS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DANA BATTAGLIA, A MARRIED WOMAN

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 northerly 55 feet of the southerly 135 feet of the westerly 150 feet of Block No. 5 on the plan of Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition of Nashville, of record in Book 421, page 18, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Said part of Block 5 fronts 55 feet on the easterly margin of 54th Avenue North and extends back between parallel lines a distance of 150 feet to a dead line in the rear.

BEING the same property conveyed to Paul R. Shields, by deed from Obed Wayne Kirkpatrick, Jr. and Frances G. Strother, of record in Book 7086, page 165, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

SOURCE OF DESCRIPTION: DESCRIPTION OF PREVIOUS DEED OF RECORD

FILED FOR RECORD
DAVIDSON COUNTY, TN.
95 JUN 28 AM 11:37
REGISTER

IDENTIF. & REFERENCE
00741162

unimproved ( )
This is improved (X) property, known as 320 54TH AVENUE NORTH, NASHVILLE, TN 37209
(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 our hand s this 27th day of June, 19 95

Paul R. Shields
PAUL R. SHIELDS

Nelda R. Shields
NELDA R. SHIELDS

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S OF TENNESSEE
CO TY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named PAUL R. SHIELDS AND WIFE, NELDA R. SHIELDS

the bargainor s, 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 27th day of June, 1995.

Commission expires July 26, 1997

Notary Public I. DYKE TATUM

STATE OF TENNESSEE
COUNTY OF

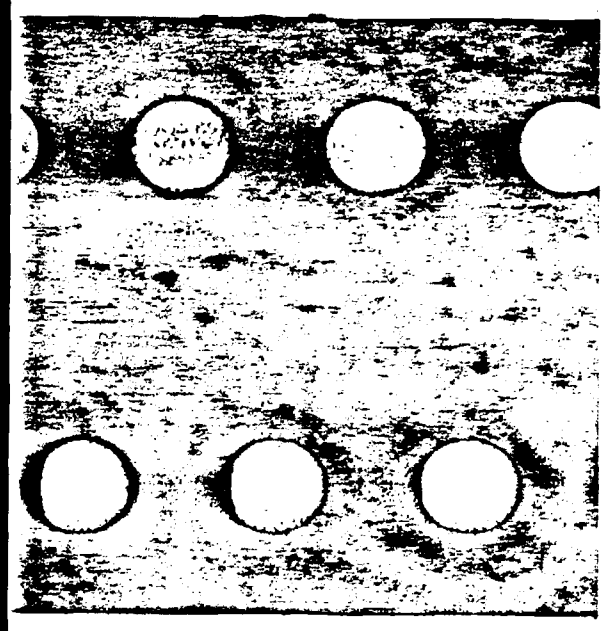
Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who, upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and 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 _____.

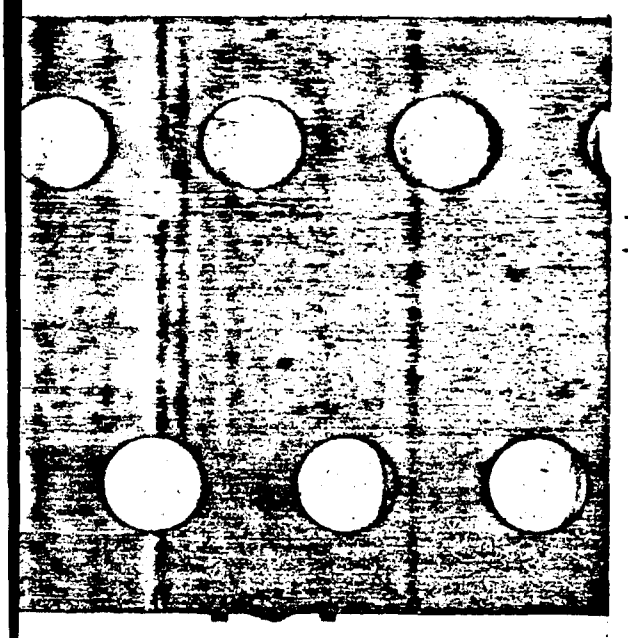
Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

Notary Public

5755 06/28 0101 03CHECK 260.00





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9714 PG 596

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	68000.00
CON TX	251.60
PRFEE	1.00
MDEED	8.00
TOTAL	260.60
CHECK	260.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 01 5755

00741162
IDENTIF. ↑ REFERENCE

95 JUN 28 AM 11:38
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 924941