Box 17

WARRANTY DEED

BOOK 9950 PG 433

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 95,000.00

I David Shamburg
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF February 19 96

Notary Public

MY COMMISSION EXPIRES: 01/22/97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David Shamburg (NAME)	NationsBanc Mortgage Corporation (NAME)	MAP 173-1
112 Monte Leone Court (ADDRESS)	P.O. Box 35140 (ADDRESS)	PARCEL 60
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Louisville, KY 40232 (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, Duane L. Shamburg and wife, Jo Ellen Shamburg

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO David Shamburg and wife, Andrea Shamburg

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 Lot No. 358 on the Plan of Monte Carlo Estates, Section 1, as of record in Book 4675, page 68, Register's Office for said County, and described as follows:

Beginning at a point in the southerly margin of Monte Leone Court, the common front corner of Lot Nos. 358 and 359; thence with the line between said two lots southwardly 83.48 feet to a concrete monument; thence, South 50 deg. 05' 17" East 160.81 feet to a concrete monument, the common corner of Lot Nos. 358, 361, 362, 367 and 368; thence, with the line between said Lot Nos. 358 and 368, northeastwardly 152.73 feet to a concrete monument, the common rear corner of Lot Nos. 357 and 358; thence with the line between said two lots northwestwardly 110.0 feet to a point in the easterly margin of Monte Leone Court, the beginning of a curve having a radius of 50.0 feet; thence with the margin of said Court southwestwardly 52.32 feet to the point of beginning.

Being the same property conveyed to Duane L. Shamburg and wife, Jo Ellen Shamburg by deed from Marvin W. Moore and wife, Janice N. Moore of record in Book 8079, page 528, Register's Office for Davidson County, TN.

Subject to restrictions of record in Book 4781, page 858, said Register's Office.

CONTINUED

unimproved ( )
This is improved (X) property, known as 112 Monte Leone Court, Antioch, TN 37013
(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 13th day of February 19 96

Duane L. Shamburg

Jo Ellen Shamburg

BOOK 9950PG434

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 Duane L. Shamburg and wife, Jo Ellen Shamburg

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 13th day of February 19 96.

Commission expires 11/22/97

Laura A. Beasley
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

3868 02/16 0101 03CHECK 360.50

LEGAL DESCRIPTION CONTINUATION

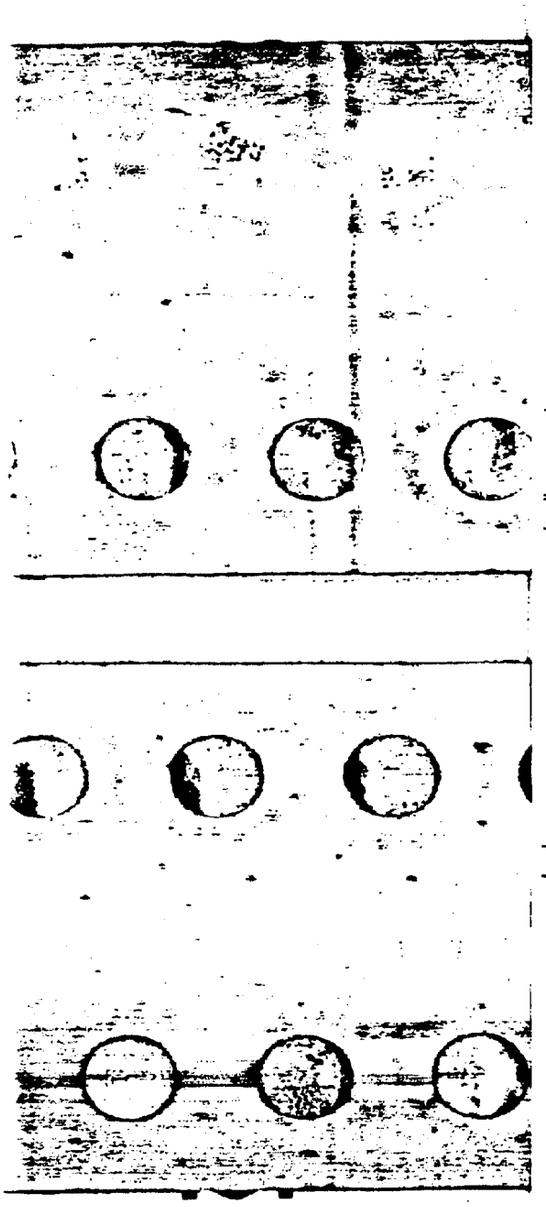
This conveyance is subject to any and all existing easements of record.

Taxes for the year 1996 are prorated and assumed by the Grantee(s) herein.

The legal description is the same as the previous deed of record.

015214
IDENTIFICATION REFERENCE

96 FEB 16 PM 1:40
DAVIDSON COUNTY, TN.



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

RECEIVED OF _____

FOR _____

BOOK 9950 PG 435

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 95000.00
CON TX 351.50
PRFEE 1.00
WDEED 9.00
TOTAL 360.50
~~360.50~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

~~9301 9968~~

0151214
IDENTIF. REFERENCE

96 FEB 16 PM 1:46

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN.

No. 1007051