WARRANTY DEED

[(STATE OF TENNESSEE)
[(COUNTY OF DAVIDSON)
[THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
[IS GREATER, FOR THIS TRANSFER IS $25,000.00
[
[James L. Proctor
[Affiant
[SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
[10 DAY OF JULY, 1996.
[
[Robert B. Young
[NOTARY PUBLIC
[MY COMMISSION EXPIRES: September 26, 1998

[THIS INSTRUMENT PREPARED BY WITHOUT SEARCH BY:
[
[**Robert B. Young, Atty., 4800 Charlotte Ave., Nashville, TN 37209**

NEW OWNER(S)	SEND TAX BILLS TO:	MAP & PARC.
James L. Proctor and wife,		
Cladie J. Proctor	Same	83-10
1901 Ordway Place		111
Nashville, TN 37206		

FOR AND IN 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, I, **ERVIN F. SHELTON**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY MY ONE-HALF UNDIVIDED INTEREST UNTO **JAMES L. PROCTOR** AND WIFE, **CLADIE J. PROCTOR**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being the southerly 25 feet of Lot No. 92 and all of Lots Nos. 93, 94 and 95 on the Map of McEwen Place, as of record in Book 332, Page 133, Register's Office for said County.

SAID southerly part of Lot No. 92 fronts 25 feet on the easterly side of North 18th Street, and runs back between parallel lines 128 feet to an alley.

SAID Lots Nos. 93, 94 and 95 front 30 feet each on the easterly side of North 18th Street and run back between parallel lines 128 feet to an alley, said Lot No. 95 running back with the northerly margin of Ordway Place, formerly Grove Avenue.

Being the same property conveyed by Warranty Deed to Ervin F. Shelton and wife, Billie C. Shelton and James L. Proctor and wife, Cladie J. Proctor from Alleen Watson Waldrip, widow of M. Fitzhugh Waldrip of record in Book 3072, Page 147, the said Billie C. Shelton having since died.

This conveyance is made subject to Restrictive Covenants, easements and setback lines of record.

Frankie Dean Shelton, wife of Ervin F. Shelton, joins in this conveyance for the specific purpose of conveying and transferring to James L. Proctor and wife, Cladie J. Proctor, any and all right, title and interest she may now have or hereafter acquire by virtue of her marriage to Ervin F. Shelton.

The above description is the same as in the previous deed of record.

1901 Ordway Place, Nashville, TN 37206
(House Number) (Street) (City) (State) (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 I 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 10 day of July, 1996.

BOOK 10118 PG 686

Ervin F. Shelton
ERVIN F. SHELTON - SELLER

Frankie Dean Shelton
FRANKIE DEAN SHELTON - SELLER

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 **Ervin F. Shelton** and wife, **Frankie Dean Shelton**, the bargainors, 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.

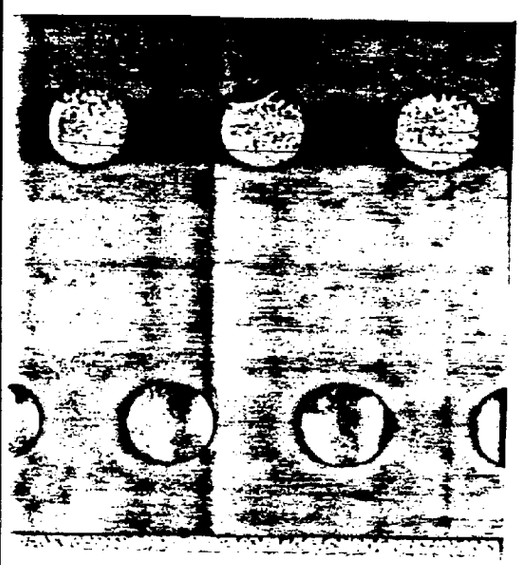
Witness my hand and official seal at Nashville, Tennessee, this 10th day of July, 1996.

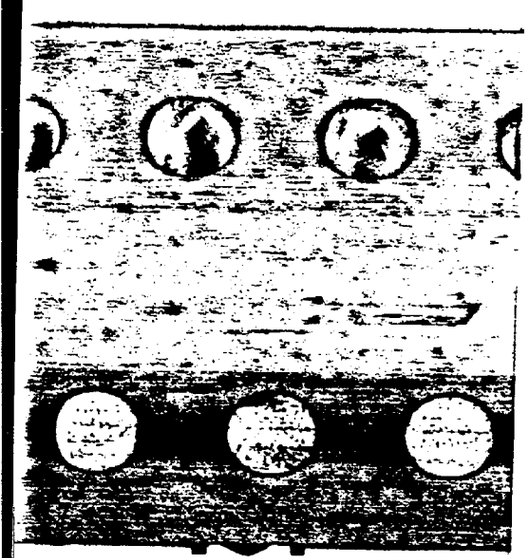
Talbot B Young
NOTARY PUBLIC

My commission expires: September 26, 1998

0202773
IDENTIFICATION REFERENCE

PICK-UP





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

RECEIVED OF _____

FOR _____

BOOK 10118 PG 687

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 25000.00
				CON TX 92.50
				PRFEE 1.00
				WDEED 8.00
				TOTAL 101.50
				CHECK 101.50
			07/11/96 01	14:50 0001 4332

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0202773
IDENTIF. # REFERENCE

96 JUL 11 PM 2:49

REGISTER
A.M.

No. 1062025