BY: 3-26-97 : 5:45PM : I DYKE TATUM→ 6122042687:# 2/ 3

LIMITED WARRANTY DEED

BOOK 10402 PG 587

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

Bobby W Shelton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF MARCH 19 97

I. DYKE TATUM
Notary Public

MY COMMISSION EXPIRES: 3/26/97
(AFFIX SEAL)

I. DYKE TATUM NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

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:	TAX PARCEL NUMBER
Bobby W. Shelton (NAME)	FIRST UNION MORTGAGE CORPORATION (NAME)	50-11-144
3672 Chesapeake Drive (ADDRESS)	1100 CORPORATE CENTER DRIVE (ADDRESS)	12D 87627
Nashville, TN 37207 (CITY) (STATE) (ZIP)	RALEIGH, NC 27607-5066 (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, KNUTSON MORTGAGE CORPORATION

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BOBBY W. SHELTON AND SHEILA M. SHELTON, HUSBAND AND WIFE

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. 118 on the plan of Section Two, Timberwood Estates of record in Book 6250, page 882, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Knutson Mortgage Corporation by Quit Claim Deed from the Secretary of Veterans Affairs of record in Book 10084, page 237, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 6828, page 293, said Register's Office, and to the matters set forth in the above referenced plan of record.

SOURCE OF DESCRIPTION: Survey dated March 18, 1997, made by:
JOHN B. KOHL, III, License No. 100
JOHN KOHL & COMPANY, P.C.
400 Seventh Avenue, South
Nashville, TN 37203

IDENTIF. & REFERENCE

97 MAR -2 PM 3:01
FILED & RECORDED IN REGISTER'S OFFICE
DAVIDSON COUNTY, TN.

4644 04/02 0101 03CHECK 260.00

unimproved ( )
is is improved (X) property, known as 3672 Chesapeake Drive, Nashville, TN 37207
(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. *CLAIMING THE SAME BY, THROUGH, OR UNDER ME, BUT NOT FURTHER OR OTHERWISE.

Witness our hand & this 28th day of March 19 97

KNUTSON MORTGAGE CORPORATION

Thomas P. Farrell
TITLE: First Vice President

ATTEST: Julie M. Campbell
TITLE: Julie M. Campbell
Assistant Vice President

First Data Systems, Inc.
DCTN01W 12/88

STATE OF TENNESSEE
COUNTY OF

BOOK 10402 PG 588

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____

_____
Notary Public

STATE OF ~~TENNESSEE~~ Minnesota
COUNTY OF Hennepin

Before me, THE UNDERSIGNED, a Notary Public within and for the State and County aforesaid, personally appeared Thomas P. Farrell and Julie M. Campbell with whom I am personally acquainted and who upon their oath(s) acknowledged them to be the First Vice President and Assistant Vice President respectively of the KNUTSON MORTGAGE CORPORATION the within named bargainor, and corporation, and that They as such First Vice President and Assistant Vice President being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said First Vice President as such First Vice President, and attesting the same by the said Assistant Vice President as such Assistant Vice President

Witness my hand and official seal at office at _____ on this the 27TH day of MARCH 19 97.

My commission expires _____

Connie J. Smith
Notary Public

CONNIE J. SMITH
NOTARY PUBLIC-MINNESOTA
My Commission Expires Jan 31, 2000

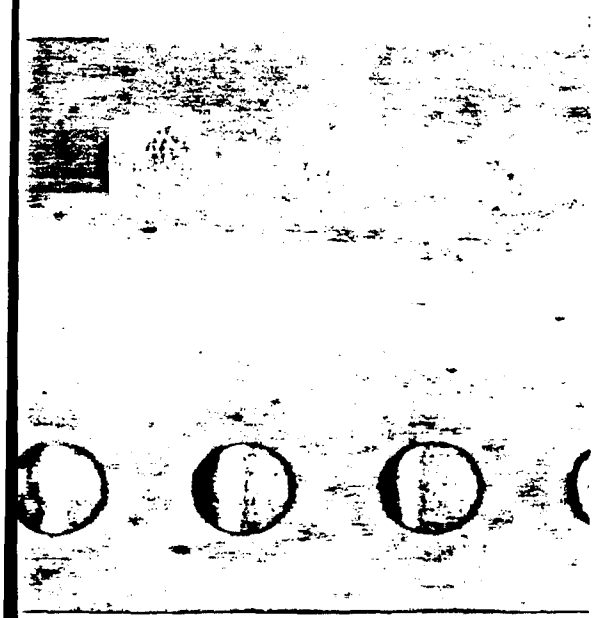
RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

LIMITED WARRANTY DEED

FROM
KNUTSON MORTGAGE CORPORATION

TO
BOBBY W. SHELTON

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



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

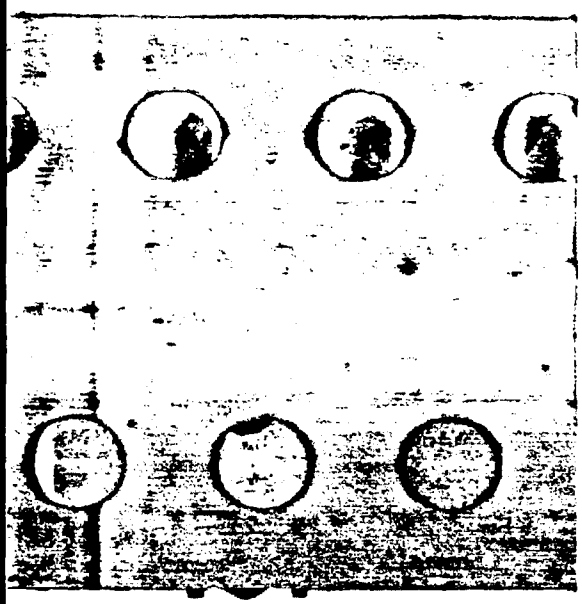
RECEIVED OF _____

FOR _____

BOOK 10402 PG 589

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
WDEED 8.00
TOTAL 260.60
CHECK 260.60

04/02/97 01 15:05 0001 4644

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0290122
IDENTIF. # REFERENCE

97 APR -2 PM 3:01
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1134902