BOOK 10704 PG 331

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 165,000.00

James E. Shadburne
Affiant

Subscribed and sworn to before me, this 25th day of November 1997

Notary Public

My Commission Expires: 9-24-2001

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
JAMES E. SHADBURNE 3458 Crestridge Drive Nashville, Tennessee 37204	COUNTRYWIDE HOME LOANS, INC. 2021 N. Gallatin Road #292 Madison, Tennessee 37115	MAP 118-10 PARCEL 140

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SIXTY FIVE THOUSAND AND NO/100-- ---------- ($ 165,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, M. KEVIN HEFFELMAN AND WIFE, LAUREN A. HEFFELMAN hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto JAMES E. SHADBURNE AND WIFE, JULIE A. SHADBURNE 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:

BEING Lot No. 82 on the Map of Pleasant Valley of record in Book 1424, page 63, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to M. Kevin Heffelman and wife, Lauren A. Heffelman, by deed from Eric Lewis, unmarried, of record in Book 8045, page 800, Register's Office for Davidson County, Tennessee.

97 DEC -2 PM 2:13

FELIX [illegible] REGISTER
DAVIDSON CO. TN.

0375502

5043 12/02 0101 03CHECK

This is improved property known as 3458 Crestridge Drive, Nashville, Tennessee 37204

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.

GRANTORs COVENANT with the said GRANTEEs that they are lawfully seized and possessed of said land in fee simple, have good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Pleasant Valley of record in Book 1424, page 63, Register's Office for Davidson County, Tennessee.

GRANTOR s FURTHER COVENANT and bind themselves, their heirs and representatives to warrant and forever defend the title to the said GRANTEE s, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF we have hereunto set our hands on this the 25th day of November, 19 97.

M. KEVIN HEFFELMAN

LAUREN A. HEFFELMAN

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 M. KEVIN HEFFELMAN AND WIFE, LAUREN A. HEFFELMAN, 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 this 25th day of November, 19 97.

My Commission Expires: September 29, 2001

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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 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 this _____ day of _____, 19 ____.

My Commission Expires: _____

Notary Public

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

CHRT

145000.00
CON TX 610.50
PRFEE 1.00
WDEED 8.00
TOTAL 619.50
CASH 619.50
12/02/97 01 14:13 0001 0043

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0375502
IDENTIFICATION REFERENCE

97 DEC -2 PM 2:13

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1226871