FORM NO. WD-1

BOOK 10824 PG 574

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $42,000.00

Nancy Harris Sain
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF January, 1998

Notary Public

MY COMMISSION EXPIRES: My Commission Expires MAR. 27, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Tom R. Smith, 100 Thompson Lane, Nashville, TN 37211
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
Thomas Patrick Shacklett (NAME)	Same (NAME)	119-1
366 Flushing Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 10
Nashville, TN 37211 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	6DA-15773

WARRANTY DEED

For and in Consideration of the sum of Forty-Two Thousand and no/100 Dollars, the receipt of which is hereby acknowledged, I, Nancy Harris Sain and Dale Sain (wife and husband) hereinafter called the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said Thomas Patrick Shacklett, hereinafter called the GRANTEE, his 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 east part of Lots nos. 1 and 2 on the Map of Sadler Place, of record in Book 332, page 31, Register's Office of said County.
BEGINNING at a point in the northerly margin of Glenrose Avenue, said point being 49.6 feet west of the northwesterly corner of Glenrose Avenue and Dayton Avenue; thence in a northwesterly direction along the west boundary line of the property conveyed to Harvey Thompson and wife, of record in Book 2798, page 623, said Register's Office, 133 feet to a point, thence in a westerly direction 39.9 feet to a point; thence in a southerly direction 144 feet to a point in the northerly boundary of Glenrose Avenue; thence in a northerly direction with the north margin of Glenrose Avenue, 52.1 feet to the point of beginning.
BEING the same property conveyed to Don Sain, Claude Tanksley and Dale Sain, by deed from Dave T. Brittain, deceased, of record in Book 5572, page 969, Register's Office for Davidson County, Tennessee.
BEING the same property conveyed to Nancy Tanksley by deed from Don Sain, Claude Tanksley and Dale Sain, of record in Book 5972, page 536, Register's Office for Davidson County, Tennessee.
BEING the same property conveyed to Nancy Harris Sain by the Last Will and Testament of Nancy Tanksley (now deceased) whose estate was administered and recorded at Minute Book 380, page 67 in the Probate Court for Davidson County, Tennessee under Docket Number 98442. Dale Sain, the husband of Nancy Harris Sain, joins in this conveyance to convey his marital interest in said property.

This conveyance is subject to any currently due and unpaid real property taxes assessed by the Metropolitan Government of Nashville and Davidson County, Tennessee which unpaid taxes shall be the responsibility of the Grantee, Mr. Thomas Patrick Shacklett.

BOOK 10824 PG 575 WD-2

Unimproved ( )
This is improved (X) property, known as 240 Glenrose Avenue, Nashville, TN 37211
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Thomas Patrick Shacklett, his heirs and assigns, forever.

And We do covenant with the said Grantee 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.

And Nancy Harris Sain and Dale Sain, Grantors do further covenant and bind ourselves and our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee his heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 27th day of January, 1998

Nancy Harris Sain

Dale Sain

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Jennifer L. Beard, a Notary Public in and for said County and State, the within named Nancy Harris Sain and Dale Sain

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 January, 1998.

My Commission Expires MAR. 27, 1999

Jennifer L. Beard Notary Public

Commission Expires

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

County aforesaid, personally appeared

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the of the a corporation, and that he as such , executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as .

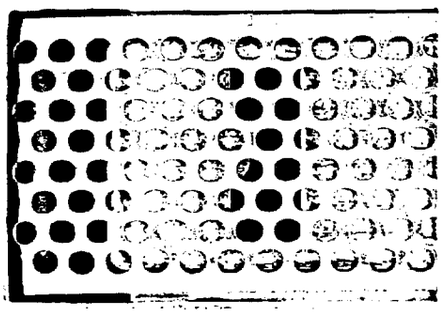
Witness my hand and official seal at , , this day of , 19 .

Notary Public

Commission Expires

98 MAR -5 AM 10:53
DAVIDSON COUNTY, TN
REGISTER
IDENTIF. → REFERENCE
040828O

1448 03/05/0101 01:CHECK 164.40



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

RECEIVED OF _____

FOR _____

BOOK 10824 PG 576

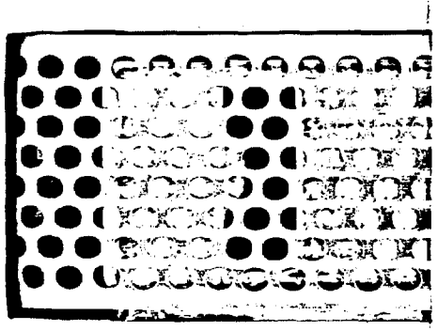
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 42000.00
CON TX 155.40
PRFEE 1.00
[illegible]
TOTAL [illegible]
CHECK 164.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/05/98 01 10:52 0001 1448



0408280
IDENTIF. ↑ REFERENCE
98 MAR -5 AM 10:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 1261872