BOOK 10866 PG 895

STATE OF TENNESSEE
COUNTY OF SUMNER

98-1936

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 86,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF March, 19 98.

Notary Public Janis L. Duree

MY COMMISSION EXPIRES: 5/23/98

Mail THIS INSTRUMENT WAS PREPARED BY

Escrow Corporation, 131 Indian Lake Road, Suite 203, Hendersonville, Tennessee 37075

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles H. Sheppard	NEW SOUTH FEDERAL SAVINGS BANK	62-13
(NAME)	(NAME)	
2211 Murray Place	1900 Crestwood Blvd.	15
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Nashville, TN 37216	Birmingham, AL 35210	15DZ 30220
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, WE, Amy S. McMinn

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles H. Sheppard and wife, Chaundra D. Sheppard

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:

See exhibit A attached hereto and made a part hereof.

042045
IDENTIFICATION REFERENCE

98 APR -2 AM 8:54

4308 04/02 0101 03CHECK 334.53

This is improved property known as 2211 Murray Place, Nashville, TN 37216

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 her hand this 30th day of March, 19 98.

Amy S. McMinn

Amy S. McMinn

98-1936

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, Janis L. Duree, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the Amy S. McMinn the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same be the said _____ as such _____.

Witness my hand and official seal at office at _____ Tennessee on this the 30th day of March, 19 98.

My commission expires 5/23/98

_____
Notary Public Janis L. Duree

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, Janis L. Duree, a Notary Public in and for said County and State, the within named

Amy S. McMinn

the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this 30th day of March, 19 98.

My commission expires 5/23/98

_____
Notary Public Janis L. Duree

NOTARY PUBLIC STATE OF TENNESSEE

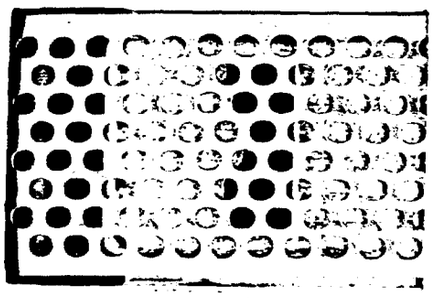
File No.: 98-1936

ATTACHMENT

Being Lots No. 33, 34 & 35 of Block "A" on the Map of Greenland Estates, of record in Book 974, page 13, Register's Office for Davidson County, Tennessee, and further described as follows:

Beginning at a point in the westerly margin of Murray Place at the northeast corner of Lot No. 33 on said plan; thence westerly along the north line of said Subdivision 214 feet to a northeast corner of Lot No. 31 in said plan; thence southerly along the easterly line of said Lot No. 31, 81 feet to the common corner of Lots No. 35 & 36; thence southeasterly along the dividing line between Lots 35 & 36, 200 feet to the westerly margin of Murray Place; thence northeasterly along the westerly margin of Murray Place 159.5 feet to the point of beginning.

Being the same property conveyed to Evelyn Sanders Stephens and Amy S. McMinn, as joint tenants with rights of survivorship, by deed of record in Book 9668, page 794, Register's Office for Davidson County, Tennessee. The said Evelyn Sanders Stephens having since died.



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

RECEIVED OF _____

FOR _____

BOOK 10866 PG 898

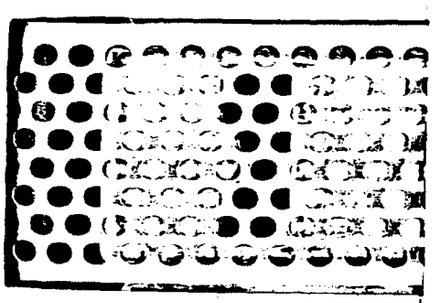
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	86900.00
CON TX	321.53
PRFEE	1.00
MDEED	12.00
TOTAL	334.53
CHECK	334.53

04/02/98 01 08:56 0001 4308

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0420145
IDENTIF. & REFERENCE

98 APR -2 AM 8:54

REGISTER
DAVIDSON COUNTY, TN.

No. 1274566