BOOK 10916 PG 729

FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 108,000.00

Doris L Balthrop
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May 19 98

Notary Public

MY COMMISSION EXPIRES: March 24, 2001
(AFFIX SEAL)

PATRICIA NICHOLL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Doris L. Balthrop (NAME)	New Owner (NAME)	MAP 64-9
4292 Brackenwood Drive (ADDRESS)	(ADDRESS)	PARCEL 175
Old Hickory, TN 37138 (CITY) (STATE) (ZIP)	(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, Edward C. Shepherd and wife, Edna J. Shepherd

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Doris L. Balthrop, unmarried

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. 15, on the Plan of Southfork Subdivision, Section One, of record in Plat Book 6230, Pages 384 and 385, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Edward C. Shepherd and wife, Edna J. Shepherd by deed from Kathy J. Langford, now Smith, and husband, William C. Smith, of record in Book 10843, Page 13, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 6596, Page 797, Register's Office for said County.

0433875

IDENTIF. & REFERENCE

98 MAY -5 PM 2:44
FILED
DAVIDSON COUNTY, TN.

2978 05/05 0101 03CHECK 408.60

This is improved (X) property, known as 4292 Brackenwood Drive, Old Hickory, TN 37138
unimproved ( )
(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.

Witness Our hand s this 1st day of May 19 98

Edward C. Shepherd
Edward C. Shepherd

Edna J. Shepherd
Edna J. Shepherd

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 Edward C. Shepherd and wife, Edna J. Shepherd

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 1st day of May, 19 98.

Commission expires March 24, 2001

Notary Public

PATRICIA NICHOLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

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(s) 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 at office at _____ on this the _____ day of _____ 19_____.

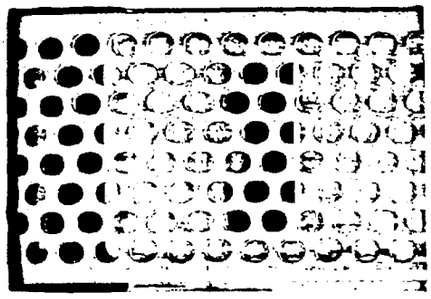
My commission expires _____

Notary Public

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 10916 PG 731

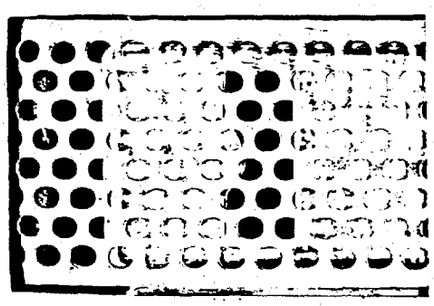
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 108000.00
CON TX 399.60
PRFEE 1.00
WDEED 8.00
TOTAL 408.60
CHECK 408.60

05/05/98 01 14:46 0001 2978

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0433875

IDENTIF. & REFERENCE

98 MAY -5 PM 2:44

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

No. 1289039