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 $ 63,883.27

Affiant

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Subscribed and sworn to before me, this 21st day of July 1998

Notary Public

My Commission Expires: 9-24-2001

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
ROGER ALLEN SHENFELD 5135 Hunters Point Lane Hermitage, Tennessee 37076	NATIONSBANC MORTGAGE 205 Park Club Lane Buffalo, New York 14231	MAP 98-5 PARCEL 166

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY THREE THOUSAND EIGHT HUNDRED EIGHTY THREE AND 27/100---------- ($ 63,883.27) DOLLARS, cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, I, ROBBIE R. KEELER, UNMARRIED

hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto ROGER ALLEN SHENFELD AND WIFE, TINA M. SHENFELD

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. 47-B on the Plan of Hunter's Point Subdivision, Zone Lot Division, Lots 10, 11, 24, 46 and 47, as of record in Plan Book 6250, page 274, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

BEING the same property conveyed to Robbie R. Keeler by deed from Robert N. Hoff and wife, Carolmarie K. Hoff, of record in Book 10206, page 594, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees herein to assume the unpaid balance of a note secured by a first mortgage Deed of Trust in favor of National Mortgage Company of record in Book 6864, page 162, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is improved property known as 5135 Hunters Point Lane, Hermitage, Tennessee 37076

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.

GRANTOR COVENANTs with the said GRANTEEs that she is lawfully seized and possessed of said land in fee simple, has 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 Hunter's Point S/D, Zone Lt Div Lts 10,11,24,46 & 47 of record in Book 6250, page 274, Register's Office for Davidson County, Tennessee.

GRANTOR___ FURTHER COVENANTs__ and binds herself___, her___ heirs and representatives to warrant and forever defend the title to the said GRANTEEs, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 21st day of July, 19 98.

Robbie R. Keeler
ROBBIE R. KEELER

Roger Allen Shenfeld
ROGER ALLEN SHENFELD

Tina M. Shenfeld
TINA M. SHENFELD
by Roger A. Shenfeld ATTY IN FACT

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 ROBBIE R. KEELER and ROGER ALLEN SHENFELD, the bargainors, 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 21st day of July, 1998.

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: September 29, 2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

7000 07/23 0101 03CHECK 247.36

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 ____.

_____
Notary Public

My Commission Expires: _____

98 JUL 23 AM 9:10
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
046567.1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

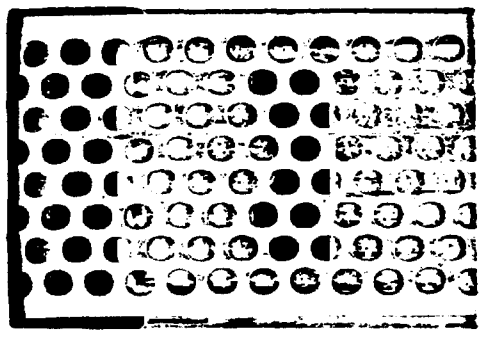
BEFORE me, the undersigned, a Notary Public in and for said County and State, personally appeared ROGER A. SHENFELD to me known to be the person who exeucted the foregoing instrument in behalf of TINA M. SHENFELD and acknowledged that he executed the same as the free act and deed of the TINA M. SHENFELD.

WITNESS my hand and seal this 21st day of July, 1998.

Notary Public

My commission expires: 9/29/2001

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11031 PAGE 526

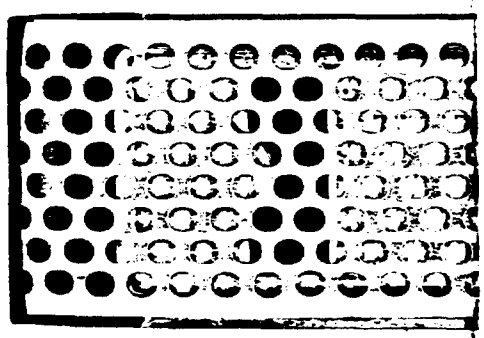
CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 63883.27
				CON TX 236.36
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 247.36
				CHECK 247.36
			07/23/98 01	09:14 0001 7000

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



046567 IDENTIF. ↑ REFERENCE

98 JUL 23 AM 9:11

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1322658