WARRANTY DEED

BOOK 11201 PAGE 403

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,266.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF November 19 98

Notary Public

MY COMMISSION EXPIRES: 10/9/2000 (AFFIX SEAL)

CAROL L. BAKER NOTARY PUBLIC AT LARGE CHEATHAM COUNTY, TENN. My Commission Expires Oct. 9, 2000

THIS INSTRUMENT WAS PREPARED BY
SETCO, 5120 Virginia Way, Suite C22, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert Shemin	Fifth Third Mortgage	71-15-446
(NAME)	(NAME)	
1223 Stainback Avenue	750 Old Hickory Blvd., Suite 150	20W-24180
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37207	Brentwood, TN 37027	
(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, Roy Forkum , married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert Shemin , married

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:

Land in Davidson County, Tennessee, being the south one-half of Lot No. 39, on the Plan of Sharp and Horn's First Additions to Northeast Nashville of record in Plat Book 57, page 152, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Roy C. Forkum and Deana D, Vantrease both unmarried, by deed from V. Renee Manes, unmarried, of record in Book 10194, page 237, Register's Office for Davidson County, Tennessee. The said Deana D. Vantrease further conveyed her interest in subject property to the said Roy C. Forkum by deed of record in Book 10360, page 428, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: Taxes for 1999; all matters shown on the Plan of record in Book 429, page 14, as amended in Book 6200, page 376, Register's Office for Davidson County, Tennessee.

Deana Dee Forkum joins in this conveyance for the sole purpose of conveying all right, title and interest she may have in subject property, as spouse of Roy C. Forkum.

unimproved ( )
This is improved (X) property, known as 1223 Stainback Avenue, Nashville, Tennessee 37207
(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 my hand this 3rd day of November 19 98

Roy Forkum

Deana Dee Forkum

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STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Roy Forkum and Deana Dee Forkum

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 Brentwood

3rd day of November 1998.

Commission expires

Notary Public

CAROL I. BAKER NOTARY PUBLIC AT LARGE CHEATHAM 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

My Commission Expires October 2, 2000

057579
IDENTIF. ↑ REFERENCE

98 NOV 12 AM 8:55
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

5977 11/12 0101 03CHECK 145-18

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
			CAMT	36266.00
			CON TX	134.18
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	145.18
			CHECK	145.18
		11/12/98	01	08:54 0001 5977

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05111579
IDENTIF. ↑ REFERENCE

98 NOV 12 AM 8:55

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1371087