This instrument prepared by:
John C. Hess, Attorney No. 2412
JOHN C. HESS, P.C.
Suite 105
Hermitage Professional Building
105 Bonnabrook Drive
Hermitage, Tennessee 37076
(615) 316-0049

mad

WARRANTY DEED

NEW OWNERS:	SEND TAX BILLS TO:	MAP/PARCEL:
Daryl M. Adler, David M. Shearon, and wife, Linn Pitenger 2434 Barwood Drive Goodlettsville, TN 37072	SAME	061-07-0 044.00 F.B. 15DZ 01730

For and in consideration of the sum of eighteen thousand dollars ($18,000.00), Bob R. Taylor, and wife, Bettye J. Taylor, have this day bargained and sold, and do hereby transfer and convey their entire interest unto the said, Daryl M. Adler fifty percent (50%) and, David M. Shearon, and wife, Linn Pitenger fifty percent (50%) , the grantees herein, their successors, heirs and assigns, in joint tenancy, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 23 on the Plan of Broadmoor, Section 2, Block J, as of record in Plat Book 547, page 174, Register's Office for Davidson County, and described as follows:

Said Lot No. 23 fronts 58.0 feet on the northerly dside of Malquin Drive and extends back between parallel lines 155 feet to a point in the rear on which it measures 55.3 feet thereon.

Being part of the same property conveyed to Michael A. Petrone and wife, Rosa S. Petrone by Deed from Thema Hudson Dunnebacke of record in Book 4879, page 860, Register's Office for Davidson County, Tennessee.

The said Michael A. Petrone having since died.

Also being the same property conveyed to Bob R. Taylor by Deed from Rosa S. Petrone of record in Book 8037, page 386 Register's Office for Davidson County, Tennessee.

The said Bettye J. Taylor joins in this conveyance to convey any marital rights she might have.

To have and to hold said real estate, with appurtenances, estate, title and interest thereto belonging to grantees their successors, heirs and assigns forever.

We convenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as hereafter listed: None.

We further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs, and assigns, against the lawful claims of all persons.

Witness our signatures this 6th day of November, 1998.

Bob R. Taylor
BOB R. TAYLOR

Bettye J. Taylor
BETTYE J. TAYLOR

05 | 1974
IDENTIF. ↑ REFERENCE

98 NOV 12 PM 3:17
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Odell Binkley, Jr. a Notary Public in and for said County and State, Bob R. Taylor, and wife, Bettye J. Taylor, the within named bargainors, with whom I am personally acquainted, or who proved themselves to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purpose contained therein.

Witness my hand and official seal at Hermitage this 6th day of November, 1998.

Odell Binkley Jr.
11-25-2000
NOTARY PUBLIC
My Commission Expires:

The actual consideration or value whichever is greater, for this transfer is $18,000.00.

David Shannon

Sworn to subscribed before me this the 6th day of November, 1998.

Odell Binkley Jr.
11-25-2000
NOTARY PUBLIC
My Commission Expires:

ODELL BINKLEY JR. NOTARY PUBLIC AT LARGE WILSON CO. TENN.

6381 11/12 0101 03CHECK 77.60

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

RECEIVED OF _____

FOR _____

BOOK 11202 PAGE 850

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 18000.00	
			CON TX 66.60	
			PRFEE 1.00	
			WDEED 8.00	
			CFEE 2.00	
			TOTAL 77.60	
			CHECK 77.60	
11/12/98	01		15:17 0001 6381	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05119974
IDENTIF. ↑ REFERENCE

98 NOV 12 PM 3:17

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1371485