FILE BOX 9-B
FIRST TITLE & ESCROW CO., INC.
#16423

WARRANTY DEED

BOOK 11486 PG. 876

THIS INSTRUMENT PREPARED BY

GERALD G. PATTERSON, ATTY.
P. O. Box 40347
Nashville, Tennessee 37204

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DENNIS SHEFFIELD	AMSOUTH BANK	MAP 131-089
(NAME)	(NAME)	
1012 Glendale Lane	2050 Parkway Office Circle	PARCEL95
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37204	Birmingham, Alabama 35244	FB# 16DA17151
(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, EDWARD C. EDGIN AND WIFE, BEVERLY W. EDGIN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DENNIS SHEFFIELD, UNMARRIED

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Lot No. 41 on the Plan of Glendale Park Section 1, as of record in Plat Book 1130, page 45, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Edward C. Edgin and wife, Beverly W. Edgin by deed from Michael S. Cohen and wife, Daleta Kee Sawyer of record in Book 8388, page 904, said Register's Office.

This conveyance is made subject to: (1) 1999 Taxes, which have been prorated and assumed by the Grantee; and (2) All matters appearing on the Plan of record in Plat Book 1130, page 45, said Register's Office.

05891147
IDENTIF. & REFERENCE
99 MAY 20 AM 10:49
PAID $ 747.30
ALL TAXES PAID
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 1012 Glendale Lane, Nashville, Tennessee 37204

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 13th day of May, 19 99

Edward C. Edgin
EDWARD C. EDGIN

Beverly W. Edgin
BEVERLY W. EDGIN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 11486 PG. 877

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, EDWARD C. EDGIN AND WIFE, BEVERLY W. EDGIN with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office, this 13th day of May, 19 99.

My commission expires 9/18/99 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 199,000.00

Dennis Sheffield
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF May, 19 99.

MY COMMISSION EXPIRES: 9/18/99 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

EDWARD C. EDGIN AND WIFE,
BEVERLY W. EDGIN

TO

DENNIS SHEFFIELD

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11486 PG. 878

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

05891147

IDENTIFICATION REFERENCE

99 MAY 20 AM 10:49

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

	175000.00
CO TX	734.30
PRFEE	1.00
MISC	9.00
CFEE	2.00
TOTAL	747.30
CHECK	747.30

[illegible] 10:51 0001 8358

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1462968