THIS INSTRUMENT PREPARED BY:
DEAN ROBINSON, ATTORNEY
3125 North Mt. Juliet Road
P. O. Box 425
Mt. Juliet, TN 37122

BOOK 11528 PG. 511

ADDRESS NEW OWNER:
Cherie D. Shields
1104 N. 7th Street
Nashville, Tennessee 37027

MORTGAGEE:
E. Mark Turner
109 Hatfield Lane
Mt. Juliet, Tennessee 37122

SEND TAX BILLS:
New Owner

MAP-PARCEL:
Map 82-4
Parcel 31

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **E. Mark Turner,** hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto **Cherie D. Shields,** hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Being Lot No. 218, the northerly 6 feet of Lot No. 219, 7 southerly feet of Lot No. 217 on the Map of Oakwood Park, as of record in Book 421, page 12, Register's Office for said County.
>
> Said Lot and parts of Lots adjoin and front together 44 feet on the westerly side of North 7th Street, and run back between parallel lines, 165 feet to an alley.
>
> Being the same property conveyed to E. Mark Turner, by deed from Dinah L. Clark, Successor Trustee, as of record in Book 10766, page 934, Register's Office for Davidson County, Tennessee.

This is improved property known as 1104 N. 7th Street, Nashville, Tennessee 37027.

This conveyance is made subject to all restrictions and easements of record, or which a visual inspection of the property would reveal, including restrictive covenants, easements, covenants and conditions as shown on the Plan of record in Plat Book 421, page 12, Register's Office for Davidson County, Tennessee. **This conveyance is also made subject to the fact that no title examination has been performed nor abstract prepared, none having been requested; that no closing services were rendered to the parties by the preparer, none having been requested; and that this instrument has been prepared from information and documents provided by the parties.**

Property taxes for the current year have been settled between the parties and will be paid by the Grantees.

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 hands this 15 day of ~~May~~ June, 1999.

E. Mark Turner

E. MARK TURNER

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **E. MARK TURNER**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 15th day of ~~May~~ June, 1999.

Lola Shults

NOTARY PUBLIC

My Commission Expires: 05/27/2001

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value, whichever is greater for this transfer is $ 45,000.00.

Cherie D. Shields

AFFIANT

Subscribed and sworn to before me this 15 day of ~~May~~ June, 1999.

Lola Shults

NOTARY PUBLIC

My Commission Expires: 05/27/2001

0600022

RECEIVED FOR REFERENCE

99 JUN 15 AM 11:04

WILL BOYD, REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

$986 06/15 0101 03CHECK 177.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11528 PG. 513

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

0600022

REFERENCE

99 JUN 15 AM11:04

REGISTER
DAVIDSON COUNTY, TN.

CAMT	45000.00
CON TX	166.50
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	177.50
CHECK	177.50

06/15/99 C1 11:08 0001 9986

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1474400