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This Instrument Was Prepared By:
Davis & Jordan, PC
5210 Maryland Way, #202
Brentwood, TN 37027

Instr:200006120058375 Page: 1 OF 3
REC'D FOR REC 06/12/2000 11:00:19AM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $888.00

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN ($10.00) DOLLARS, cash in hand paid, by the hereinafter named Grantee, the receipt of which is hereby acknowledged, I, Steve Ford, unmarried, ("Grantor") have bargained and sold, and do hereby bargain, sell and convey unto Donald O. Shaw, ("Grantee") the following described real estate located in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, BEING Lot No. 323 on the Plan of Brooke Meade, Section 9, of record in Book 2331, pages 34 and 35, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Kenny Winchell by Deed of Chase Bank of Texas, f/k/a Texas Commerce Bank NA, as Custodian, of record as instrument number 200002160015276, Register's Office of Davidson County, Tennessee.

And also being the same property conveyed to Steve Ford by Quitclaim Deed of Kenny Winchell, dated February 10, 2000 and being instrument number 200004040033481, Register's Office of Davidson County, Tennessee.

This property is known as 821 Clematis Drive, Nashville, TN 37205

TO HAVE AND TO HOLD The aforesaid tract or parcel of land with appurtenances, estate title and interest thereto belonging to the Grantee, his heirs and assigns in fee simple forever.

Grantor does hereby covenant with the Grantee that the Grantor is lawfully possessed of said land in fee simple, the Grantor has good right to sell and convey same; that the same is unencumbered except as noted herein and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

WITNESS the signature of the Grantor this 1st day of ~~May~~ June, 2000.

S E Ford

Steve Ford

k: re:deed.shaw

STATE OF TENNESSEE)
) SS
COUNTY OF DAVIDSON)

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 240,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

/ Donald D. Shaw
Affiant

Subscribed and sworn to before me this 1st day of May June, 2000.

Notary Public

Commission Expiration:

TRACY A. HOLLY
NOTARY PUBLIC
OF
DAVIDSON COUNTY, TENNESSEE

My Commission Expires 9/16/2001

RETURN TO:

W. William Davis
Davis & Jordan, PC
5210 Maryland Way, #202
Brentwood, TN 37027

SEND TAX BILLS TO:

Donald Shaw
821 Clematis Dr.
Nashville, TN 37205

PROPERTY ADDRESS:

821 Clematis Drive
Nashville, TN 37205

MAP PARCEL NUMBER
102-14-63

STATE OF TENNESSEE)
) SS
COUNTY OF DAVIDSON)

I, the undersigned, a Notary Public in and for said county and state, do hereby certify that Stave Ford, personally appeared before me and is known or proved to me to be the person who being informed of the contents of the foregoing instrument has executed same and acknowledged said instrument to be his free and voluntary act and deed and that he executed said instrument for the purposes and uses therein set forth.

Witness my hand and official seal this 1st day of May June, 2000.

Notary Public

My Commission Expires:

My Commission Expires 9/16/2001

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