RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law

Parklane Building, Suite 109
5200 Maryland Way
Brentwood, Tennessee 37027
Ph. (615) 507-2004 - Fax. 507-2002
E-mail: *wilkinsandivey@bellsouth.net*

W & I Ref: (sk) Title No: 41923
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 09/27/00 08:42 3pgs
Fees:15.00 Taxes:902.80
20000927-0095515

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Vance Bryan Shaffer Amelia Y. Shaffer 1125 Glenwood Avenue Nashville, TN 37204	Homeside Lending, Inc. 7757 Bayberry Road Jacksonville, FL 32256

TAX MAP-PARCEL NUMBERS: 131-4-198

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 244,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Robert F. Heuer, married,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Vance Bryan Shaffer and spouse, Amelia Y. Shaffer,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 49 on the Map of M.N. Youngs Park View Subdivision of record in Book 547, page 173, Register's Office for said County.

SAID Lot No. 49 fronts 100 feet on the southerly margin of Glenwood Avenue and extends back 162 feet on the easterly line and 159.5 feet on the westerly line to a dead line in the rear, measuring 100 feet thereon.

BEING the same property conveyed to Robert F. Heuer, unmarried by deed from Eugene Maddux, a widower of record in Book 9121, page 622, Register's Office for Davidson County, Tennessee.

Sherri J. Heuer, spouse of Robert F. Heuer, joins in this conveyance soley to convey any and all marital interest she may have in the above described property.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to: Taxes for 2000, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 547, Page 173, said Register's Office.

This instrument is executed on behalf of Sherri J. Heuer by Robert F. Heuer as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property, known as: 1125 Glenwood Avenue, Nashville, TN 37204

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 22nd day of September, 2000.

Robert F. Heuer

Sherry J. Heuer, By: Robert F. Heuer, Atty-In-Fact

State of Tennessee
County of Davidson

On this 22nd day of September, 2000, before me the undersigned authority, personally appeared **Robert F. Heuer**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

My Commission Expires: _____ Notary Public

State of Tennessee
County of Williamson My Commission Expires MAY 30, 2004

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 244,000.00

Affiant

Sworn and subscribed before me on the 22nd day of September, 2000.

Notary Public

My Commission Expires: 1-25-03

PATRICIA A. RICHARDS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

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 **Robert F. Heuer**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Sherry J. Heuer**, as Attorney-in-Fact, as a free act and deed of the said Principal(s).

Witness my hand and official seal at Nashville, Tennessee, this the 22nd day of September, 2000.

Notary Public

My Commission Expires:_____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004

EXHIBIT "A"
To
WARRANTY DEED

FROM: Robert F. Heuer

TO: Vance Bryan Shaffer and Amelia Y. Shaffer

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal(s) thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. Pursuant to the provisions of *Tennessee Code Annotated,* Section 34-6-105(c), of the Uniform Durable Power of Attorney Act, the undersigned Affiant certifies that at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by a principal's death, disability, or incapacity.

Further the Affiant Saieth not.

Robert F. Heuer, Affiant

Sworn to and subscribed before me this
22nd day of September, 2000.

Notary Public

My Commission Expires:_____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires MAY 30, 2004