Davidson County DEEDWARR
Recvd: 10/23/01 14:35 2pgs
Fees:13.00 Taxes:358.90

20011023-0115752

47

Prepared by:
Realty Title & Escrow Company, Inc.
P. O. Box 1369
Brentwood, TN 37024

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $97,000.00

Affiant

Subscribed and sworn to before me, this 5th day of October, 2001.

Notary Public
My commission expires: 03/14/05xx 6-21-03

Address of New Owner:	Send Tax Bills to:	Tax Information
Shelley Holmes	New South Federal Savings Bank	73-13-80
1511 Wendell Avenue	210 Automation Way	
Nashville TN 37206	Birmingham, AL 35210	

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, Andrea B. Shea and Arch Bishop, III, as joint tenants with right of survivorship, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to Shelley Holmes, hereinafter called the Grantees, their successors 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 the westerly 175 feet of Lots Nos. 71 to 74, inclusive, of Block "A" on the Map of David Heights, of record in Book 843, Pages 104 and 105, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Andrea B. Shea by deed from Jimmy E. Strain and Peggy Ray Alexander, unmarried, of record in Book 10881, Page 884, Register's Office for Davidson County, Tennessee. Being further conveyed to Andrea B. Shea and Arch Bishop, III, as joint tenants with right of survivorship by quitclaim deed from Andrea B. Shea, an unmarried person, of record in Instrument No. 20010905-0096464, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 1511 Wendell Avenue, Nashville, TN 37206

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, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to 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 my hand this 5th day of October, 2001.

Andrea B. Shea

Andrea B. Shea

Arch Bishop, III

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Andrea B. Shea and Arch Bishop, III, with whom I am personally acquainted, and who acknowledged they executed the within instrument for the purposes therein contained

Witness my hand in Nashville, TN, this 5th day of October, 2001.

Notary Public

My Commission expires

3-21-03