State of Tennessee
County of Davidson

The actual consideration or value, whichever is greater, for this transfer is $107,120.00

Subscribed and sworn to before me, this 28th day of June, 2002,

Affiant

Notary Public

Commission Expires: Notary Expiration

12-10-2003

Davidson County DEEDWARR
Recvd: 07/02/02 11:30 2pgs
Fees:13.00 Taxes:395.34
20020702-0079347

Warranty Deed

Prepared by

First National Financial
Title Services, Inc.
15 Century Boulevard, Suite 101
Nashville TN 37214

File No. N10923

NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
Ronald E. Shaw and Joyce A. Shaw **908 Santa Maria Cove** **Madison, Tennessee 37115** MAP & PARCEL NO. **052-08-0-A/260.00** **CO**	Union Planters Bank, national Association 3100 West End Avenue Ste. # 530 Nashville, TN 37203

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged,

Wendy S. Dulin and husband, Sean D. Dulin,

Hereinafter called Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto

Ronald E. Shaw and wife, Joyce A. Shaw

Hereinafter called grantee(s), their heirs and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto, located in **Davidson** County, State of Tennessee, more particularly described as follows:

A CERTAIN TRACT or parcel of land in Davidson County, Tennessee, being described as follows:

Being Lot No. 84 on the Plan of Heron Walk, Section 4, Phase 2, of record in Plat Book 9700, Page 687, of the Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed unto Wendy S. Dulin, married by Warranty Deed from Allen Earps, dated July 30, 1999, recorded August 3, 1999, in Book 11602, Page 789, of the Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: **908 Santa Maria Cove, Madison, TN 37115**

To have and to hold the said tract or parcel of land, with the appurtenance, 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 my hand this **June 28, 2002** .

Wendy S. Dulin

Wendy S. Dulin, Grantor

Sean D Dulin

Sean D. Dulin, Grantor

State of Tennessee
County of Davidson

On this 28th day of June, 2002, before me personally appeared **Wendy S. Dulin and husband, Sean D. Dulin,** to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal.

My Commission Expires: Notary Expiration

12-10-2003

Notary Public

