Return to: Castleman Title, 110 Glancy St., Ste. 112, Goodlettsville, TN 37072

Davidson County DEEDWARR
Recvd: 07/22/05 12:43 2 pgs
Fees:13.00 Taxes:991.60

20050722-0085590

WARRANTY DEED

B-JOHN-05-0917

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $268,000.00

Affiant

Subscribed and sworn to before me, this 18th DAY OF July, 2005.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

BERTIE JO WHITAKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Bertie Jo Whitaker
My Commission Expires
September 22, 2007
STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John H. Shafer	M & T	
917 Battlefield Drive	(NAME) 700 Interstate Park	118-5-199
(ADDRESS) Nashville, Tennessee 37204	(ADDRESS) Montgomery, AL 36109	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we REBECCA M. TITTERTON AND DAVID BRYAN JENNINGS, AS TENANTS IN COMMON, WITH EXPRESSED RIGHT OF SURVIVORSHIP, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JOHN H. SHAFER AND WIFE, APRIL SHAFER, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 3, BLOCK H, BATTLEFIELD ESTATES, SECTION NO. 2, as shown on plat of record in Plat Book 843, Page 108, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Rebecca M. Titterton and David Bryan Jennings, as tenants in common, with expressed rights of survivorship by Warranty Deed from Michael H. Jones, unmarried, recorded the 5th day of May, 2004 in Instrument No. 20040505-0051177, in the Register's Office of Davidson County, Tennessee and being the same property conveyed to Michael H. Jones by Warranty Deed recorded June 15, 1998 in Book 10976, Page 571, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

This conveyance is subject to joint driveway agreement providing for ingress and egress of record in Book 5316, page 706, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 917 Battlefield Drive, Nashville, Tennessee 37204
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

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(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 18th day of July, 2005.

Rebecca M. Titterton, by John Gleaves, Attorney in Fact

David Bryan Jennings, by John Gleaves, Attorney in Fact

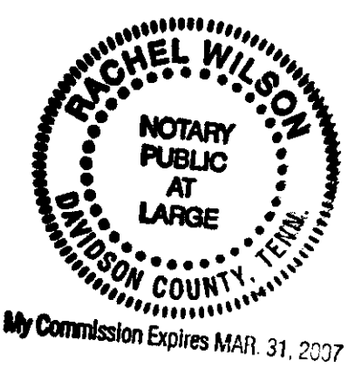
STATE OF Tennessee
COUNTY OF Davidson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared John Gleaves, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument in behalf of Rebecca M. Titterton and David Bryan Jennings and acknowledged that he/she executed the same as the free act and deed of the said Rebecca M. Titterton and David Bryan Jennings.

Witness my hand and official seal at Davidson County, TN on this the 18th day of July, 2005.

Rachel Wilson
NOTARY PUBLIC

My Commission Expires: _____



My Commission Expires MAR. 31, 2007

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903