# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Emil L. Marugg (NAME:) | Murphree Mortgage Company (NAME:) | Map 148-5 |
| 3808 Briarcliff Crt. (STREET ADDRESS OR ROUTE NUMBER) | 226 - 3rd Avenue, North, (STREET ADDRESS) | Pat. 78 |
| Nashville, Tennessee (CITY) (P. O. ZONE) (STATE) | Nashville, Tennessee. (CITY) (ZONE) (STATE) | |

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars,

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 3415, page 341, Register's Office for Davidson County, Tennessee.

We, Frank John Schlichter, Jr. and wife, Frankie Owen Schlichter

have this day bargained and sold, and do hereby transfer and convey unto the said

Emil L. Marugg, Jr. and wife, Wilma S. Marugg

their heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 27 on the Plan of Hillbrook, Section II, as of record in Book 3300, page 12, Register's Office for said County.

Said Lot No. 27 fronts 126.3 feet on the northerly side of Briarcliff Court and runs back 137.4 feet on the easterly line and ~~145~~ feet on the westerly line to a dead line in the rear on which it measures 57 feet.

Being the same property conveyed to Frank John Schlichter, Jr. and wife, Frankie Owen Schlichter, by deed from J. R. Hall and wife, Claytie J. Hall, of record in Book 4145, page 463, Register's Office for Davidson County, Tennessee.

The escrow account now on deposit with Murphree Mortgage Company is hereby transferred and conveyed to the purchasers. Insurance on said property is also hereby transferred and conveyed to the purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 16,584.68

Subscribed and sworn to before me this the 14 day of February, 68

Affiant Emil L. Marugg, Jr.

My commission expires 5/10/70 (Affix Seal)

Notary Public Billie T. Weimar

This is unimproved / improved property, known as (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the said

Emil L. Marugg, Jr. and wife, Wilma S. Marugg

their heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered., except as noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Emil L. Marugg, Jr. and wife, Wilma S. Marugg, their heirs and assigns, against the lawful claims of all persons.

Witness our hand s this ~~14~~ 17th day of February, 19 68 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Frank John Schlichter, Jr.

Frankie Owen Schlichter

This Instrument Was Prepared By

Phillip Saindon (ep)

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

BOOK 4213 PAGE 29

STATE OF ALABAMA
COUNTY OF MOBILE

Personally appeared before me, THEODORE E. CRABTREE, a Notary Public in and for said County and State, Frank John Schlichter, Jr. and wife, Frankie Owen Schlichter

the within named bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ~~Nashville~~ Mobile, ALABAMA ~~Tennessee~~
this 17th day of February 1968.

Theodore E. Crabtree
Notary Public

Commission expires Feb 14, 1971

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ....., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be ..... of the ....., the within named bargainor, a corporation, and that ....he as such ....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as .....

Witness my hand and seal, at office in .....,
this .....day of ....., 19.....

.....Notary Public

Commission expires .....

06310

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

FEB 20 8 53 AM '68
NOTE BOOK 118 PAGE 289
RECORDING FEE $ 3.00
DEP. REG. R

STATE TAX $ 43.16
PROBATE .50
TOTAL $ 43.66

FEB 20 1968

FELIX Z. WILSON, II
COUNTY REGISTER
DAVIDSON COUNTY, TENN.

CAVES-SMITH REALTORS

WARRANTY DEED

FROM

FRANK JOHN SCHLICHTER, JR., ET UX

TO

EMIL L. MARUGG, JR., ET UX

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

PEDIGO & SAINDON