BOOK 5009 PAGE 289 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 11,000.00

Samuel B. Schlanger
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9 DAY OF February 1976

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SAMUEL B. SCHLANGER, ATTY. 4220 NOLENSVILLE RD., NASHVILLE, TENN. 37211
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Hillsboro Builders, Inc. (NAME) | Same (NAME) | 9D65844 |
| 4950 Linbar Dr. (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | Map 128-15 |
| Nash - Tenn (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | Par. 13 |

mail

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~WE~~ I, Samuel B. Schlanger

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Hillsboro Builders, Inc.

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 346 on the Plan of Walnut Hill Manor, Section II, of record in Book 4660, page 94, Register's Office for Davidson County, Tennessee.

Said Lot No. 346 fronts 97.0 feet on the southerly side of Stirrup Drive and runs back 318.42 feet on the easterly line and 244.83 feet on the westerly line to a dead line in the rear on which it measures 120.40 feet.

Being part of the property conveyed to Samuel B. Schlanger, by deed from James E. Patterson and wife, Evelyn Patterson, of record in Book 4899, page 305, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive convenants of record in Book ____, page ____, Register's Office for Davidson County, Tennessee; owner's certificate, a 40-foot building setback line from Stirrup Drive, a 10-foot public utility and drainage easement along the rear line and a utility anchor easement in the northwest corner of said lot, as shown on plan of record in Book 4660, page 94, Register's Office for Davidson County, Tennessee, together with a 10-foot sewer easement running across said property as shown on said plan.

Grantee assumes taxes for 1976.

This is unimproved ( X ) improved ( ) property, known as Stirrup Drive, Nashville, Tennessee 37221
(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 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 9 this February ~~day of~~ _____, 1976

Samuel B. Schlanger

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Samuel B. Schlanger

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 9th day of Feb. 19 76

Commission expires _____

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____

Notary Public

WARRANTY DEED

FROM SAMUEL B. SCHLANGER

TO HILLSBORO BUILDERS, INC.

D 41920

IDENTIF. REFERENCE

MAR 26 11 46 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

| | | | | |
|---|---|---|---|---|
| MAR 26 76 | CONV | 11,000.00 | | |
| MAR 26 76 | S'TAX | | B* 28.60 | |
| MAR 26 76 | PR'FEE | | B* .50 | |
| MAR 26 76 | W'DEED | | B* 4.00 | * 33.10 |