Prepared by: Rick M. Johnson
95 White Bridge Rd.
Suite 407
Nashville,

BOOK 5011 PAGE 859

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kassian A. Kovalcheck	SAME	9D-58025
(NAME) Vaughn's Gap Rd.	(NAME)	Map 129-15
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS)	Par 67
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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

Cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Milton C. Schultz and Florence A. Schultz

have this day bargained and sold, and do hereby transfer and convey unto the said Kassian A. Kovalcheck and wife, Patricia A. Kovalcheck their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being lot No. 13 on the Plan of Warner Park Valley, Section 2, as of record in Book 3600, page 20, Register's Office for said County.

Said Lot No. 13 fronts 102 feet on the westerly side of Vaughn's Gap Road and extends back between parallel lines 150 feet to a dead line.

Being the same property conveyed to Milton C. Schultz and wife, Florence A. Schultz, by deed from Murphree Realty Company, of record in Book 4086, page 596, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $ 17,000.00

Subscribed and sworn to before me, this the 2nd day of April 19 76

My commission expires: 7-30-79 (Affix Seal)

Affiant x Kassian A. Kovalcheck

Notary Public Rick M Johnson

This is unimproved ( ) improved (X) property, known as Vaughn's Gap Road, Nashville, Tennessee (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Kassian A. Kovalcheck and wife, Patricia A. Kovalcheck their (successors), 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.

We further covenant and bind ourselves; our heirs and representatives, to warrant and forever defend the title to said real estate to said Kassian A. Kovalcheck and wife, Patricia A. Kovalcheck and their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 2nd day of April, 1976, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

x Milton C. Schultz

Florence A. Schultz

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, The Undersigned, *a Notary Public in and for said County and State,* Milton C. Schultz and Florence A. Schultz, *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, Davidson County, *Tennessee, this* 2nd *day of* April, *19*76

Rick M Schultz
Notary Public

Commission expires 7-30-79

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 .....

APR-2 76	CONV	47,000.00			
APR-2 76 S'TAX			B*	122.20	
APR-2 76 PR'FEE			B*	.50	
APR-2 76	W'DEED		B*	4.00	* 126.70

WARRANTY DEED

FROM SCHULTZ

TO KOVALCHECK

D 43023

IDENTIF T REFERENCE

APR 2 2 13 PH '76

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

CHICAGO TITLE INS. CO.
AMERICAN TRUST BLDG.
NASHVILLE, TENN. 37201 640