BOOK 5027 PAGE 398 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $25,500.00

Donald K. McCluskey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF May 19 76

Notary Public

MY COMMISSION EXPIRES: 7/20/76
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS (NAME) 507 Stahlman Building; Nashville, TN 37201 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald K. McCluskey et ux (NAME)	Schumacher Mortgage Co., Inc. (NAME)	162-7-88
4968 Shihmen Drive (STREET ADDRESS OR ROUTE NUMBER)	5100 Poplar Avenue (STREET ADDRESS)	
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38137 (CITY) (STATE) (ZIP)	

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, Janice B. Osbon

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donald K. McCluskey and wife, Sylvia E. McCluskey

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:

LAND in Davidson County, Tennessee, being Lot No. 99 on the Plan of Antioch Park, Section III, as of record in Book 4460, page 25, Register's Office for said County.

SAID Lot No. 99 fronts 91.70 feet on the southeasterly side of Shihmen Drive, and extends back 189.8 feet on the northeasterly line and 168.9 feet on the southwesterly line, to a line in the rear on which it measures 84.81 feet.

BEING the same property conveyed to Janice B. Osbon by Deed from Agnes E. Tucker of record in Book 4749, page 59, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 4519, page 933, Register's Office of Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Brantees herein.

This is unimproved ( ) improved (X) property, known as 4968 Shihmen Drive; Antioch, TN 37013
(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 this eleventh day of May, 19 76

Janice B. Osbon

STATE OF TENNESSEE
Davidson County

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

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 11th day of May 19 76

Commission expires 7/20/76

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 JANICE B. OSBON

TO DONALD K. McCLUSKEY et ux

D 50195

IDENTIFICATION REFERENCE

MAY 21 8 58 AM '76

FELIX REGISTER
DAVIDSON COUNTY, TENN.

Please file in Box 4.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY21'76	CONV	25,500.00			
MAY21'76	S'TAX		B*	66.30	
MAY21'76	PR'FEE		B*	.50	
MAY21'76	W'DEED		B*	4.00	* 70.80