WARRANTY DEED

(CORPORATE FORM)

Form #WD5

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John E. Branton	Same	Map 148-14
(NAME)	(NAME)	
2601 Hillsboro Rd.		Par. 143
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Same	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- *Dollars,*
cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

SHUFELD COMPANY, a Tennessee corporation, *has bargained and sold, and does hereby transfer and convey unto the said* JOHN E. BRANTON, his *(successors), heirs and assigns, certain real estate in* Davidson *County, Tennessee, as follows:,*

Being Lot No. 214-A on the Plan of the Re-Subdivision of Reserved Parcels B and C of Colewood Acres, Section III, of record in Book 4955, page 6, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a metes and bounds description.

Being part of the property conveyed to Shufeld Company by deed from Frank M. Cathey and wife, Frances Cathey, of record in Book 4194, page 499, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to restrictive covenants of record in Book 4295, page 696, Register's Office for Davidson County, Tennessee; owner's certificate, a 30-foot minimum building setback line from Colemont Court, a 13-foot public utility and drainage easement on the south line of said lot, and a 10-foot public utility and drainage easement along the rear line of said lot, as shown on the plan of record in Book 4955, page 6, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 3,000.00

Subscribed and sworn to before me, this the 29th day of September 19 76.

Affiant

My commission expires: 5/2/77 (Affix Seal)

Notary Public

unimproved (X)
This is improved ( ) property, known as Colemont Court, 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 JOHN E. BRANTON, his *(successors), heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered,* except as hereinabove set forth, and taxes for the year 1976, subject to which this conveyance is executed.

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said John E. Branton, his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 29th *day of* September, *19* 76, *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

SHUFELD COMPANY

By: Al Feldman

Al Feldman, Vice President

This instrument prepared by:
SCHULMAN, RRIDE & LE ROY
P. O. BOX 2707
NASHVILLE, TENN. 37219

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and seal, at office in Nashville, Tennessee, this 29th day of September, 19 76.

Annie George Notary Public

Commission expires 5-2-77

NOV-1 CONV *3,000.00
NOV-1 S'TAX B* 7.80
NOV-1 FEE B* .50
NOV-1 W'DEED B* 4.00 * 12.30

WARRANTY DEED
FROM
Shufeld Company
TO
John E. Branton

D 75083

IDENTIF. REFERENCE

Nov 1 12 44 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys TITLE COMPANY
STAHLMAN BUILDING