This instrument was prepared by: BOOK 5254 PAGE 601

WILLIAM W. WEEMS, ATTORNEY 699 West Main, Hendersonville, Tennessee 37075

| ADDRESS NEW OWNER(S) AS FOLLOWS | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS: |
|---|---|---|
| TERRY S. CALONGE, ET UX (NAME) | LOVELL & MALONE, INC. (NAME) | Map 34-7 |
| 310 TWIN HILLS DRIVE (STREET ADDRESS OR ROUTE NUMBER) | 404 JAMES ROBERTSON PKWY. BOX 2663 (STREET ADDRESS) | Par. 36 |
| MADISON, TN. 37115 (CITY) (STATE) (ZIP CODE) | NASHVILLE, TENNESSEE 37219 (CITY) (STATE) (ZIP CODE) | FB 10D 43175 |

## WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100---------- ($10.00) ------- DOLLARS

cash in hand paid, and other valuable considerations, receipt of which is hereby acknowledged, including the grantees assuming the unpaid balance of an indebtedness secured by Deed of Trust of record in Book 4998, page 401, Register's Office of Davidson County, Tennessee, which indebtedness grantees hereby assume, promise to pay and agree to hold the grantors harmless from same.

CHESTER H. OURSLER AND WIFE, ELSIE N. OURSLER,

have bargained and sold, and by these presents do transfer and convey unto the said TERRY S. CALONGE AND WIFE, SHERRI CALONGE,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: Land in Davidson County, Tennessee, being Lot No. 102 on the Plan of Shepherd Hills, Section VIII, as of record in Book 2854, page 120, Register's Office for said County.

Said Lot No. 102 fronts 160 feet on the southwesterly side of Twin Hills Drive, and runs back 352 feet on the northwesterly line and 220 feet on the southeasterly line, to a dead line in the rear on which it measures 203 feet.

Included but excluded from the premises above is a tract of land conveyed to Owen F. Sanders from Edward L. Shurts and wife, of record in Book 4100, page 966, Register's Office for said County, as follows:

Beginning at a pin in the margin of Twin Hills Drive, said pin being the property line between Lots Nos. 102 and 103; thence South 45 deg. 01' west 345 feet along property line between said lots to a concrete monument in the rear of said lots; thence north 82 deg. 59' west 25 feet along the rear line of Lot No. 102; thence S41 deg. 39' west 330 feet to the point of beginning.

Being the same property conveyed to Chester H. Oursler and wife, Elsie N. Oursler by deed from Edward L. Shurts and wife, Jane T. Shurts of record in Book 4183, page 401, Register's Office for Davidson County, Tennessee.

Subject to restrictions, easements and setback lines of record in said RO.

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value whichever is greater, for this transfer is $ 49,500.00

Subscribed and sworn to before me, this the 16th day of February, 1978.

My commission expires: March 15, 1981
(Affix Seal)

Affiant

Notary Public

unimproved ( )
This is improved (X) property, known as 310 Twin Hills Drive, Madison, Tennessee 37115
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 our hands this 16th day of February, 1978.

Elsie N. Oursler

Chester H. Oursler

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF SUMNER

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CHESTER H. OURSLER AND WIFE, ELSIE N. OURSLER

the bargainorS, 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 16th, this February day of February, 1978.

My commission expires March 15, 1981 Notary Public Juanita Jones

JUANITA JONES NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF

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

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

Notary Public

Commission expires

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IDENTIF. REFERENCE

FEB 21 8 56 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

| | | | | |
|---|---|---|---|---|
| FEB21 78 | CONV | 49,500.00 | | |
| FEB21 78 S'TAX | | | B* 128.70 | |
| FEB21 78 PR'FEE | | | B* .50 | |
| FEB21 78 | W'DEED | | B* 4.00 | * 133.20 |

WARRANTY DEED

FROM CHESTER H. OURSLER and wife, ELSIE N. OUSLER

TO TERRY S. CALONGE and wife, SHERRI CALONGE

Return to:
CHEROKEE LAND TITLES, INC.
699 WEST MAIN STREET
P. O. BOX 676
HENDERSONVILLE, TENNESSEE 37075

Prepared By
WILLIAM W. WEEMS, ATTORNEY
699 West Main, Hendersonville, Tennessee 37075