Please Mail Back To
JOHN G. DOAK
2525 Lebanon Road
Nashville, Tenn. 37214

BOOK 5342 PAGE 867 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $41,636.92

James K Thomas
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF September 1978.

Marie B. Cummings
Notary Public

MY COMMISSION EXPIRES: 6 February 1982

(AFFIX SEAL)

NOTARY PUBLIC STATE AT LARGE TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
JOHN G. DOAK, ATTORNEY - 2525 Lebanon Road, Nashville, Tennessee 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James K. Thomas (NAME)	Schumacher Mortgage Company (NAME)	5DU8290
3904 Atkins Drive (STREET ADDRESS OR ROUTE NUMBER)	Clark Tower 5100 Poplar Avenue (STREET ADDRESS)	133-12
Nashville, TN 37211 (CITY) (STATE) (P. O. ZIP)	Memphis, TN 38137 (CITY) (STATE) (ZIP)	186

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, Carl Dale Schramm and wife, Kathy Lee Schramm

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James K. Thomas

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. 29 on the Plan of Greenwood Hills, Section 2, of record in Book 4955, page 31, Register's Office for Davidson County, Tennessee.

SAID Lot No. 29 fronts 120.0 feet on the southerly side of Atkins Drive and extends back 130.0 feet on the easterly line and 95.0 feet on the westerly line to a dead line in the rear measuring 67.3 feet thereon.

BEING the same property conveyed to Carl Dale Schramm and wife, Kathy Lee Schramm by deed from Joseph J. Kulakowski and wife, Helen R. Kulakowski of record in Book 5286, page 404, Register's Office for Davidson County, Tennessee.

Grantee herein agrees to assume and to pay the balance of the mortgage indebtedness on the premises of record in Book 5242, page 764, said Register's Office, in the original principal amount of $36,750.00, dated January 10, 1978.

Grantors further transfer and convey unto grantees the funds held in escrow and do hereby authorize Schumacher Mortgage Company to transfer the existing insurance on premises to grantees.

This is { } unimproved { X } improved property, known as 3904 Atkins Drive, Nashville, TN 37211
(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 our hand s this 26th day of September, 1978

Carl Dale Schramm

Kathy Lee Schramm

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 Carl Dale Schramm and wife, Kathy Lee Schramm

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 Nashville, Tennessee, this 26th day of September, 1978

Commission expires 6-21-81

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

CARL DALE SCHRAMM ET UX

KATHY LEE SCHRAMM

TO

JAMES K. THOMAS

E 9 0 9 1 4

IDENTIF. REFERENCE

SEP 27 9 20 AM '78

FILED & RECORDED IN REGISTER
DAVIDSON COUNTY, TENN.

SEP 27 78	CONV	41,636.92		
SEP 27 78	S'TAX		B* 108.16	
SEP 27 78	PR'FEE		B* .50	
SEP 27 78	W'DEED		B* 4.00	* 112.66

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.