Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5346 PAGE 193

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Stephen John Petrosino et ux	Engel Mortgage Company, Inc.	Map 117-4
(NAME) 2807 Oakland Avenue	(NAME) P. O. Box 847	Parcel 248
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn. 37212	(STREET ADDRESS) Birmingham, Ala. 35201	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid by Stephen John Petrosino and wife, Nancy P. Petrosino and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

I, Sue Schneller, unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Stephen John Petrosino and wife, Nancy P. Petrosino,

their *(successors), heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 104 and the northerly 16 feet of Lot No. 103 on the Map of Belmont Terrace, as of record in Book 421, page 101, in the Register's Office for said County.

Said Lot and part of said lot front together 66 feet on the westerly side of Oakland Avenue and run back between parallel lines, 161-1/2 feet more or less to an alley.

Being the same property conveyed to Roland A. Schneller and wife, Sue Schneller, by deed from Stephen H. Clapp and wife, Linda Daman Clapp, of record in Book 4629, page 636, said Register's Office, the said Roland A. Schneller and Sue Schneller having since been granted a Final Decree of Divorce, of record in Minute Book 106A, page 158, Fourth Circuit Court of Davidson County, Tennessee, a certified copy of which is recorded in Book 5325, page 650, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 76,300.00

Subscribed and sworn to before me, this the 2nd day of Oct. 19 78

Affiant Stephen John Petrosino

My commission expires: 4/21/80 (Affix Seal)

Notary Public Mary Ensey

This is unimproved ( ) improved (X) property, known as 2807 Oakland Avenue, Nashville, Tennessee 37212
(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
Stephen John Petrosino and wife, Nancy P. Petrosino,
their *(successors),*
heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for 1978 taxes which are prorated and assumed by the purchasers.
I myself, my *further covenant and bind* *heirs and representatives, to warrant and forever defend the title to said real estate to said* Stephen John Petrosino and wife, Nancy P. Petrosino,
their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand* *this* 2nd *day of* Oct., 19 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Sue Schneller
Sue Schneller

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensey, *a Notary Public in and for said County and State,* Sue Schneller, unmarried

the within named 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* 2nd *day of* Oct, *19* 78

Mary Ensey
Notary Public

MARY ENSEY NOTARY PUBLIC

Commission expires 4/21/80

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.....

OCT-4 78	CONV	76,300.00			
OCT-4 78	S'TAX		B*	198.38	
OCT-4 78	PR'FEE		B*	.50	
OCT-4 78	W'DEED		B*	4.00	* 202.88

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED 234950

FROM Sue Schneller

TO Stephen John Petrosino et ux

E 92295

IDENTIF. REFERENCE

OCT 4 12 54 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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