MAIL

This instrument was prepared by [illegible], Attorney at Law, 3815 Creighorn Avenue, Nashville, TN 37215

WARRANTY DEED

BOOK 5455 PAGE 441

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBER
Daniel L. Shwab etux (NAME)	Daniel L. Shwab (NAME)	~~to be assigned~~
112 Longwood Place (STREET ADDRESS OR ROUTE NUMBER)	112 Longwood Place (STREET ADDRESS)	
Nashville, TN 37215 (CITY) (P. O. ZONE) (STATE)	Nashville, TN 37215 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------($10.00)---------- *Dollars,*

cash in hand paid by the Grantees hereinafter named and other good and valuable considerations, the receipt of which is hereby acknowledged,

Creason Clayton Construction Company, Inc., hereinafter called the Grantor

~~has~~ es *this day bargained and sold, and do hereby transfer and convey unto the said* Daniel L. Shwab and wife, Philomena P. Shwab, herein called the Grantees, their ~~successors~~, *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Longwood of record in Book 5200, page 86, Register's Office for said County, as revised in Book 5419, page 183, said Register's Office, as to floor areas and lot coverages.

Said Lot No. 7 fronts 61.57 feet on the easterly margin of Longwood Place and extends back between lines measuring 70.00 feet on its southerly line and 70.00 feet on its northerly line to a line in the rear measuring 61.00 feet thereon.

Being part of the same property conveyed to Creason Clayton Construction Company, Inc. by deed from Christine Moore and husband, S. J. Moore of record in Book 5239, page 606, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the Restrictive covenant contained in instrument of record in Book 5344, page 353, said Register's Office; setback lines, easements and other such limitations as shown in the Plan of record in Book 5200, page 86; easement for sanitary sewers granted to Metro Government of record in Book 3347, page 590 and in Book 5287, page 712, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 85,845.00

Affiant

Subscribed and sworn to before me, this the 21st day of June 19 79

Notary Public

My commission expires: Nov 26, 1979 (Affix Seal)

( ) unimproved (X) This is improved property, known as 112 Longwood Place, Nashville, TN 37215 (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 Grantees, their ~~successors~~, *heirs and assigns forever.* it *covenant that* it is *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 stated herein and 1979 taxes which have been pro-rated.

It *further covenant and bind* itself, its successors and assigns ~~heirs~~ *and representatives, to warrant and forever defend the title to said real estate to said* grantees, their ~~successors~~, *heirs and assigns, against the lawful claims of all persons.*

Witness its *hand this* 21st *day of* June, 1979, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

CREASON CLAYTON CONSTRUCTION COMPANY, INC.

BY: [signature], Pres.
CREASON CLAYTON, PRESIDENT

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 5455 PAGE 442

Personally appeared before me, ... *, a Notary Public in and for said County and State,* .....

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that ..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ..... *Tennessee, this* ..... *day of* ....., *19*.....

..... *Notary Public*

Commission expires.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ... the undersigned ..... *, a Notary Public of the State and County aforesaid, personally appeared* Creason Clayton ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* President ..... *of the* Creason Clayton Construction Company, Inc. ..... *the within named bargainor, a corporation, and that he as such* President ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* him *self as* President .....

Witness my hand and seal, at office in Nashville, TN ..... *this* 21st *day of* June ....., *19* 79

Notary Public

Commission expires Nov 26, 1979

F. 36503

1961

IDENTIF. REFERENCE

JUN 26 9 45 AM '79

FELIX ROBERTSON III REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

CREASON CLAYTON CONSTRUCTION COMPANY, INC.

TO

DANIEL L. SHWAB ETUX, PHILOMENA P. SHWAB

Compliments of

Madison Title Company

Greenhills Office
3815 Clephorn Ave.
Phone 298-2661
NASHVILLE, TENN. 37215

Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5455 PAGE 443

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

65545.00- CO
223.08 CO TX
.50 PREP
4.00 WDEED
CHECK 227.58-
1961A06/26/79 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 36503

IDENTIF. REFERENCE T

JUN 26 9 45 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 692816