Instrument Prepared By:
B. GILBERT

5514 PAGE 415

Gilbert, Herbert & Crawford
Suite 1400, L & C Tower
Nashville, Tennessee 37219

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
128-14-195	Mr/Mrs Steven L. Smith	Collateral Investment Co. 2100 First Avenue, North Birmingham, Alabama 35203
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 67546
9D-5485	7313 Coronado Court	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, a part of which is the assumption of one certain trust deed dated March 24, 1977, of record in Book 5127, page 730, Register's Office for said County, and note of even date therey secured, in the original principal amount of $39,950.00, payable to Collateral Investment Company, which debt the grantee herein assumes and agrees to pay as part payment of the purchase price. The grantee further hereby assumes the obligation of Stephen Ross Shulman and wife, Marie C. Shulman under the terms of the instruments creating the loan to indemnify the Veterans Administration to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned.

STEPHEN ROSS SHULMAN and wife, MARIE C. SHULMAN

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto STEVEN L. SMITH and wife, SUSAN P. SMITH

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 142 on the Plan of Harpeth Park, Section Four, as of record in Book 4300, page 52.

Said Lot No. 142 fronts 90.00 feet on the easterly side of Coronado Court, and runs back between lines, 267.10 feet on the northerly line and 267.00 feet on the southerly line, to a line in the rear on which it measures 90.00 feet.

Being the same property conveyed to Stephen Ross Shulman and wife Marie C. Shulman, by deed from Eugene P. Grammer, Jr., and wife, Lina W. Grammer, as of record in Book 5127, page 728.

This conveyance is made subject to restrictions of record in Book 4411, page 666 and Book 4488, page 454.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. , Except as shown above and 1979 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 15th day of October , 1979.

Stephen Ross Shulman

Marie C. Shulman

8727 10/16 152.10- CHECK

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Stephen Ross Shulman and wife, Marie C. Shulman the bargainor(s), 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, the 15th day of October, 19 79.

My commission expires: 7-18-82

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), 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 _____, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $56,000.00 Amount

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY OF October 19 79

MY COMMISSION EXPIRES: 7-18-82 (AFFIX SEAL) Notary Public

F. 5.7.7.5 7.

IDENTIF. REFERENCE

Oct 16 8 04 AM '79

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

STEPHEN ROSS SHULMAN AND WIFE

TO

STEVEN L. SMITH AND WIFE

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
23rd Floor, Life & Casualty Tower
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

560[illegible] .50- CO
145.60 CO TX
.50 PRFEE
6.00 [illegible]
CHECK 159.10-
8727A10/16/79 FEL .0[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F. 5. 7. 7. 5 7

IDENTIF. REFERENCE T

OCT 16 8 04 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 718819