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

BOOK 5532 PAGE 114

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Carl F. Zibart and wife, Grace H. Zibart	Lomas & Nettleton Co.	131-16-34
(NAME) 1105 Gateway Lane	(NAME) 3200 Pacific Ave.	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37220	(STREET ADDRESS) Virginia Beach, Va. 23457	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid by Carl F. Zibart and wife, Grace H. Zibart and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Carl F. Zibart and wife, Grace H. Zibart have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $43,650.00, secured by deed of trust of record in Book 4896, page 396, Register's Office for Davidson County, Tennessee,

We, Thomas J. Swagler and wife, Judith E. Swagler

have this day bargained and sold, and do hereby transfer and convey unto the said Carl F. Zibart and wife, Grace H. Zibart *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 2 of Block "D" on the Map of the First Addition to Gateway Acres, a part of the Overton Lea Estates, as of record in Book 1424, page 9, Register's Office for said County.
Said Lot No. 2 of Block "D" fronts 191.7 feet on the southerly side of Gateway Lane and extends back 243.5 feet on the easterly line and 235.6 feet on the westerly line to a dead line in the rear measuring 224.2 feet thereon.

Being the same property conveyed to Thomas J. Swagler and wife, Judith E. Swagler by deed from Grace W. Freeman of record in Book 4896, page 394, Register's Office for said County.

This conveyance is subject to a 10-foot easement for public utilities, a 75-foot building setback line from Gateway Lane, and conditions of Owner's Certificate as shown on Plan of record in Book 1424, page 9, Register's Office for said County; and restrictive covenants of record in Book 1066, page 402 and Book 1300, page 211, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is: $ 30,500.00

Subscribed and sworn to before me, this the 15th day of November 19 79

Affiant

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

Notary Public

unimproved ( )
This is improved (xx) property, known as 1105 Gateway Lane, Nashville, Tennessee 37220
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are 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 1979 taxes which are prorated and assumed by the purchasers.

We further covenant and bind ourselves, our 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.

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 15th *day of* November, 19 79, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Thomas J. Swagler

Judith E. Swagler

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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Personally appeared before me, Mary Ensey, *a Notary Public in and for said County and State,* Thomas J. Swagler and wife, Judith E. Swagler

the within named 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* 15th *day of* November, 19 79

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 .....

Return to Chicago Title
237339

WARRANTY DEED

FROM
Thomas J. Swagler and
wife, Judith E. Swagler

TO

Carl F. Zibart and wife,
Grace H. Zibart

F 6 3 8 4 8

IDENTIF. REFERENCE

Nov 19 9 11 AM '79

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

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

6345 11/19/79 15.00- CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____ BOOK 5532 PAGE 116

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

60500.00- CO
209.30 CO TX
.60 PRFEE
6.00 MORTGD
CHECK 215.90-
634511/19/79 PAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 6 3 8 4 8

IDENTIF. REFERENCE

Nov 19 9 11 AM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 726203