This instrument prepared by
Joseph B Pitt, Jr., Atty
First American Center
Nashville, Tn

BOOK 5543 PAGE 293

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Douglas F. Stancell (NAME:) | Third National Mtg. Co. (NAME:) | MAP 98-1 |
| 4094 Port Cleburn Lane (STREET ADDRESS OR ROUTE NUMBER) | P.O. Box 2628 (STREET ADDRESS) | PARCEL 10 |
| Hermitage, TN 37076 (CITY) (P. O. ZONE) (STATE) | Nashville, TN 37219 (CITY) (ZONE) (STATE) | 4D-6085 |

*For and in Consideration of the sum of* Ten and no/100 ($10.00) ---------- *DOLLARS*

cash in hand paid by Douglas F. Stancell and wife, Lynda L. Stancell, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged.

Nationwide Mutual Insurance Company, an Ohio corporation

*have bargained and sold, and by these presents do transfer and convey unto the said* Douglas F. Stancell and wife Lynda L. Stancell *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. 54 on the Plan of Lake Park, Section I, as of record in Book 4175, Pages 134 and 135, Register's Office for said County, described as follows:

Beginning at a point in the northerly margin of Port Cleburne Lane, said point being the common point between Lot No. 54 and Lot No. 53; thence following the common boundary between Lot No. 54 and Lot No. 53 in a northerly direction a distance of 150.00 feet to a benchmark, said benchmark being in the common point between Lot No. 54, Lot No. 53, and Lot No. 96; thence S 74° 39' W a distance of 110.50 feet to a point, said point being the common point between Lot No. 54, Lot No. 95, and Lot No. 56; thence S 17° 29' W a distance of 50.55 feet to a benchmark, said benchmark being the common point between Lot No. 54, Lot No. 55 and Lot No. 56; thence in a southerly direction following the common boundary between Lot No. 54 and Lot No. 55 a distance of 178.00 feet to a point in the northerly margin of Port Cleburne Lane, thence N 68° 00° E following said northerly margin of Port Cleburne Lane a distance of 120.00 feet to the point of beginning.

The above described property was conveyed to Nationwide Mutual Insurance Company, by deed from Jay I. Geise and wife, Elizabeth Geise of record in Book 5522, Page 738, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 83,000.00

Subscribed and sworn to before me, this the 12th day of Dec., 1979

Douglas L. Stancell
Affiant

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

Mary Ensley
Notary Public

This conveyance is subject to a building setback line and owners certificate as shown on plan of record in Book 4175, Pages 134 and 135, and restrictive covenants contained in an instrument of record in Book 4429, Page 577, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (XX) property, known as 4094 Port Cleburne Lane Hermitage, TN 37076
(House Number) (Street) P. O. Address: (City or Town)

*To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said* Douglas F. Stancell and wife Lynda L. Stancell *heirs and assigns, forever.*

*And* grantor does ~~do~~ *covenant with the said* Douglas F. ~~Stancell and wife~~ Lynda L. Stancell *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.*

*And* grantor does ~~do~~ *further covenant and bind* itself, its sucessors *heirs and representatives, to warrant and forever defend the title to the said land to the said* Douglas F. Stancell and wife Lynda L. Stancell *heirs and assigns against the lawful claims of all persons whomsoever. Witness hand this* 6th *day of* Dec. *, 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.*

NATIONWIDE MUTUAL INSURANCE COMPANY
BY: Robert J. Woodward
Robert J. Woodward, Jr., Vice-President
ATTEST: W. Sidney Druen
W. Sidney Druen, Assist-Secretary

*STATE OF TENNESSEE*
*COUNTY OF DAVIDSON*

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

.....

.....

*the 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.....*
*COUNTY OF.....*

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

.....

.....

*the 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....., this..... day of....., 19.....*

....., *Notary Public.*

*Commission Expires.....*

---

*STATE OF TENNESSEE* OHIO
*COUNTY OF DAVIDSON* FRANKLIN

*Before me,* the undersigned *, a Notary Public of the State and County aforesaid, personally appeared* Robert J. Woodward, Jr. *, with whom I am personally acquainted, and who, upon oath, acknowledged* him *self to be* Vice-President *of the* Nationwide Mutual Insurance Company *, the within named bargainor, a corporation, and that* he *as such* Vice-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* Vice-President .

*Witness my hand and seal, at office in* Columbus, Ohio ,
*this* 6th *day of* December *, 19* 79 ...

Notary Public

NOTARY PUBLIC - STATE OF OHIO
FRANKLIN COUNTY
MY COMMISSION EXPIRES OCT. 21, 1983

*Commission Expires.....*

Return to Chicago Title

237455

# WARRANTY DEED

FROM

Nationwide Mutual Insurance Company

TO

Douglas F. Stancell and wife Lynda L. Stancell

F 5 7 9 2 5

IDENTIFICATION REFERENCE

DEC 13 10 23 AM '79

FELIX A. ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Deadrick Street
Phone 255-4631
NASHVILLE, TENNESSEE 37208

1612 12/13 223.30- CHECK

BOOK 5543 PAGE 296

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF BOOK 5543 PAGE 297

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 |
|---|---|---|---|---|
| | | | 83000.00- CO | |
| | | | 215.80 CO TX | |
| | | | .50 PRFEE | |
| | | | 12.00 WDEED | |
| | | | CHECK 228.30- | |
| 1612A | 12/13/79 | | BAL .00 | |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 67925

IDENTIF. REFERENCE

DEC 13 10 23 AM '79

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 731317