WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
	Mr/Mrs. Stephen Kelty 1109 Nichol Lane Nashville, Tennessee	New Owner BOOK 5558 PAGE 218
FIELD BOOK NUMBER(S) 7DZ-31035	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 1109 Nichol Lane	LOAN OR ACCOUNT NO. 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,

ABE DAVID SCHWARTZ, unmarried

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto STEPHEN M. KELTY and wife, JANINA S. KELTY

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. 18 of Block 5 on the Map of the Highlands of Belle Meade, as of record in Book 547, page 180.

Said Lot No. 18 fronts 126 feet 9 inches on the westerly side of Nichol Lane, formerly Midland Drive, and runs back between lines 166 feet to a dead line in the rear, measuring 126.4 feet thereon.

Being the same property conveyed to Abe David Schwartz and wife, Hilda G. Schwartz, by deed from Donald A. du Plantier and wife, Louise M. du Plantier, as of record in Book 1854, page 459, the said Hilda G. Schwartz having since died.

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 1980 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 11th day of January, 19 80

Abe David Schwartz

Abe David Schwartz

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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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 _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF TEXAS
COUNTY OF Dallas

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named Abe David Schwartz, unmarried

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

Witness my hand and official seal at Dallas, Texas this, the 14 day of January, 1980.

My commission expires: 6-1-80 Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$61,500.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF January 1980

MY COMMISSION EXPIRES: 4/18/82 (AFFIX SEAL) Notary Public

F 73304

WARRANTY DEED

FROM ABE DAVID SCHWARTZ, UNMARRIED

TO STEPHNE M. KELTY AND WIFE

CHECK

IDENTIF. REFERENCE

JAN 22 3 00 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

BOOK 5558 PAGE 220

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
			61500.00- CO	
			159.90 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	166.40-
8630A01/22/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 7-3304

IDENTIF. REFERENCE

JAN 22 3 00 PM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 738098