This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5635 PAGE 444

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Perry B. Steelman and wife, Lisa L. Steelman | Third National Mortgage Company | 73-1-55 |
| (NAME) | (NAME) | |
| 1702 Riverwood Drive | P. O. Box 2628 | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, Tennessee 37216 | Nashville, Tennessee 37219 | |
| (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 Perry B. Steelman and wife, Lisa L. Steelman and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

I, Carolyn Lewis Bradley, unmarried

*have this day bargained and sold, and do hereby transfer and convey unto the said* Perry B. Steelman and wife, Lisa L. Steelman *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 17 and part of Lot No. 16 of Block "H" on the Map of the Country Club Estates, as of record in Book 843, page 95, Register's Office for said County, described according to a survey made April 26, 1947, by T. R. Sanford, Surveyor, as follows: Beginning at a point in the southwesterly margin of Riverwood Drive, at the corner of Lots Nos. 1 and 17; thence with the line between said lots, southwardly 143.3 feet to the corner of said lots and Lot No. 2; thence with the line between Lots Nos. 2 and 17 and said line, as extended eastwardly 109.8 feet to the margin of Riverwood Drive; thence with the margin of the same, northwardly 178.7 feet, more or less, to the beginning, said lot being triangular in shape.

Being the same property conveyed to Lester Carl Bradley and wife, Carolyn Lewis Bradley by deed from L. D. Richards, Trustee, of record in Book 3502, page 209, Register's Office for said County, the said Lester Carl Bradley having since died.

This conveyance is subject to restrictive covenants of record in Book 1371, page 391, 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 $ 27,000.00

Subscribed and sworn to before me, this the 7th day of August 19 80

My commission expires: 8-12-81 (Affix Seal)

Affiant Perry B. Steelman

Notary Public Doris L. Thorpe

unimproved ( )
This is improved (X) property, known as 1702 Riverwood Drive, Nashville, Tennessee 37216
(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 1980 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* 7th *day of* August, 19 80, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Carolyn Lewis Bradley

Carolyn Lewis Bradley

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

*Personally appeared before me,* Doris E. Moran, *a Notary Public in and for said County and State,* Carolyn Lewis Bradley, unmarried

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

*Witness my hand and official seal at* Nashville, *Tennessee this* 7th *day of* August, *1980*

Doris E. Moran *Notary Public*

*Commission expires* 8-12-81

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 .....*

CHICAGO TITLE
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

638572

**WARRANTY DEED**

FROM
Carolyn Lewis Bradley

TO
Perry B. Steelman and wife,
Lisa L. Steelman

G01791

IDENTIF. REFERENCE

AUG 11 10 42 AM '80

FELIX [illegible]
DAVIDSON COUNTY [illegible]

Compliments of
**Chicago Title Insurance Company**
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

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

RECEIVED OF _____ BOOK 5635 PAGE 446

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 |
|---|---|---|---|---|
| | | | 27000.00- CO | |
| | | | 70.20 CO TX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK | 76.70- |
| 4856A08/11/80 | | | BAL | .00 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

G.O.I-7-91

T
IDENTIF. REFERENCE

AUG 11 10 42 AM '80

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

**No.** 772964