This document was prepared by
R. L. RICHARDSON, JR., ATTORNEY
Public Square, Franklin, Tennessee

Mail Tax Statement to :
Paul A. Clawser
204 Ragswood Court
Nashville, Tenn
37211

M 161-8
Pa 77 ST

BOOK 5721 PAGE 673

FOR AND IN CONSIDERATION OF THE SUM of Twenty-nine Thousand One Hundred Twenty-one ($29,121.00) Dollars, paid in cash, the receipt of which is hereby acknowledged, and the further consideration of the assumption by the grantee of the unpaid balance of an indebtedness secured by Trust Deed dated January 7, 1978, payable to First Franklin Federal Savings and Loan Association, of record in Book 5241, page 936 in the Register's Office of Davidson County, Tennessee. Said loan has been paid down to $19,242.47, which is the amount herein assumed.

We, James L. McGee and wife, Sherrie Lynn McGee, have bargained and sold, and do hereby transfer and convey unto Paul A. Clawser, the following described tract or parcel of land, lying, located and being in the ____ Civil District of Davidson County, Tennessee, more particularly described as follows:

> Being Lot No. 93 on the Plan of Southwood Subdivision, of record in Book 2663, page 126, Register's Office for said County.
>
> Said Lot No. 93 fronts 80 feet on the easterly margin of Nolensville Road and extends back 265.43 feet on its northerly line and 279.95 feet on its southerly line to a broken rear line measuring 96.0 feet thereon.
>
> Being the same property conveyed to James L. McGee and wife, Sherrie Lynn McGee, by deed of Buford Chrisman and wife, Mary B. Chrisman, of record in Book 5241, page 934, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the said lands, with the improvements and appurtenances thereunto belonging, to the said Paul A. Clawser, his heirs and assigns, forever.

5098 03/16 135.34- CHECK

We covenant with the said Paul A. Clawser, that we are lawfully seized of said land, have a good right to convey it, and that it is unencumbered except by taxes for 1981, which have been pro rated and will be paid by the grantee when due and by the above mentioned indebtedness which is herein assumed.

We do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to said property to the said Paul A. Clawser, his heirs and assigns, against the lawful claims of all persons.

The above described property is conveyed subject to the following:

1. Restrictions contained in instrument of record in Book 2904, page 51, Register's Office of Davidson County, Tennessee.

2. The plan of record in Book 2663, page 126, said Register's Office, shows an owner's certificate, a 30 foot setback line from Nolensville Road and a 10 foot public utility easement along the rear line of said lot.

3. All visible easements lying on and across the property.

4. Applicable zoning ordinances and building regulations.

Witness our hands this the 13th day of March, 1981.

James L. McGee

Sherrie Lynn McGee

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STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Lennice L. Smithson a Notary Public in and for said County and State, the within named James L. McGee and wife, Sherrie Lynn McGee, the bargainors, with whom I am personally acquainted, and acknowledged that they executed the annexed instrument for the purpose therein contained.

Witness my hand and official seal, at this office, this the 13th day of March, 1981.

Lennice L. Smithson
NOTARY PUBLIC.

My commission expires: July 9, 1984

STATE OF TENNESSEE }
COUNTY OF WILLIAMSON }

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

$48363.47

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF March, 1981

MY COMMISSION EXPIRES July 9, 1984 Lennice L. Smithson
(AFFIX SEAL) Notary Public

STATE OF TENNESSEE
DAVIDSON COUNTY

IDENTIFICATION REFERENCE

MAR 16 2 06 PM '81

FEE $ RECEIVED AND REGISTER
DAVIDSON COUNTY, TENN.

53323

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

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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

48363.47- CO
125.84 CO TX
.50 PRFEE
9.00 WDEED
CHECK 135.34-
5098A03/16/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

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IDENTIF. REFERENCE

MAR 16 2 06 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 811802