81-3-15 File Box 4

BOOK 5727 PAGE 694

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $63,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF March, 19 81.

Notary Public

MY COMMISSION EXPIRES: 4/22/84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS, 1208 FIDELITY FEDERAL BUILDING, NASHVILLE, TN. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WILLIAM ELMER LOITZ (NAME)	"OWNER" (NAME)	173-1-98
445-447 CEDARMONT DRIVE (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	5DU-32184
NASHVILLE, TENNESSEE 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Stanley Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Elmer Loitz and wife, Patricia Rich Loitz

HEREINAFTER CALLED THE GRANTEES, THEIR 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. 37 on the Plan of Monte Carlo, Section II-C of record in Book 5200, page 66, Register's Office for Davidson County, Tennessee.

Said Lot 37 fronts 75 feet on the southwesterly margin of Cedarmont Drive and extends back 180.92 feet on the northwesterly line and 206.23 feet on the southeasterly line to a dead line in the rear measuring 79.16 feet thereon.

BEING part of the same property conveyed to Stanley Homes, Inc. by deed from G C &W Enterprises, Inc. of record in Book 5459, page 800, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 5304, page 888, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is unimproved ( ) improved (X) property, known as 445-447 CEDARMONT DRIVE (House Number) (Street) NASHVILLE, TENNESSEE 37211 (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 hand s this 27th day of March, 1981

Stanley Homes, Inc. Attest:

By: Eugene S. Peiser Pres Jerald V. Peiser Secty.

Eugene S. Peiser, President Jerald V. Peiser, Secretary

STATE OF TENNESSEE
Davidson County

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___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Eugene S. Peiser and Jerald V. Peiser with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the President and Secretary respectively of the Stanley Homes, Inc. the within named bargainor, a corporation, and that (he) as such President and Secretary (they), being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Eugene S. Peiser as such President, and attesting the same by the said Jerald V. Peiser as such Secretary.

Witness my hand and official seal at office at Nashville, Tennessee on this the 27th day of March, 19 81.

My commission expires 4/22/84

_____
Notary Public

7919 04/01 172.64- CHECK

WARRANTY DEED

FROM
Stanley Homes, Inc.

TO
William Elmer Loitz and wife,

Patricia Rich Loitz

G 35549

IDENTIF. REFERENCE

APR 1 9 58 AM '81

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF ~~BOOK 5727 PAGE 696~~

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
			63900.00- CO	
			166.14 CO TX	
			.50 PRFEE	
			6.00 WDELD	
			CHECK 172.64-	
7919A04/01/81			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 3554 9

IDENTIF. REFERENCE

APR 1 9 58 AM '81

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TENN.

No. 814501