Prepared by Milton W. Smith, Jr., Atty. BPR
4301 Hillsboro Road, Suite 221
Nashville, TN 37215

WARRANTY DEED

BOOK 5879 PAGE 432

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
John Arthur Sunkel & wf.	Commerce Union Bank	117-9-B-7
(NAME) 112 Longwood Place	(NAME) P. O. Box 2546	FB - 7DA-79619
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN. 37215	(STREET ADDRESS) Nashville, TN. 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and No/100----------

----------($10.00)---------- Dollars,

cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged.

DANIEL L. SHWAB and wife, PHILOMENA P. SHWAB, hereinafter called the Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said

JOHN ARTHUR SUNKEL and wife, A. M. DENNY SUNKEL, hereinafter called the Grantees, their (successors), heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 7 on the Plan of Longwood of record in Book 5200, page 86, as revised as to floor areas and lot coverage in Book 5419, page 183, Register's Office for said County.

Said Lot No. 7 fronts 61.57 feet on the easterly margin of Longwood Place and extends back between lines measuring 70.0 feet on its southerly line and 70.0 feet on its northerly line to a line in the rear measuring 61.0 feet thereon.

Being the same property conveyed to Daniel L. Shwab and wife, Philomena P. Shwab, by deed from Creason Clayton Construction Company, Inc. of record in Book 5455, page 441, said Register's Office.

This conveyance is made subject to: (1) 1982 Taxes which have been prorated and assumed by the Buyer; (2) Restrictive covenants contained in Book 5344, page 353; (3) All matters appearing on the Plan of record in Book 5200, page 86, revised in Book 5419, page 183; and (4) Easement of record in Book 5287, page 712, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 105,000.00

Subscribed and sworn to before me, this the 29th day of April, 1982

Affiant

My commission expires: June 22, 1984 (Affix Seal)

Notary Public

( ) unimproved
(XX) This is improved property, known as 112 Longwood Place, Nashville, Tennessee 37215
(House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees, their (successors), heirs and assigns forever. We do 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.

We do 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.

Witness our hand S this 29th day of April, 1982, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Daniel L. Shwab
DANIEL L. SHWAB

Philomena P. Shwab
PHILOMENA P. SHWAB

CHECK
04/30/79
4757

BOOK 5879 PAGE 433

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned *, a Notary Public in and for said County and State,* Daniel L. Shwab and Philomena P. Shwab

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

Witness my hand and official seal at Nashville *Tennessee this* 29th *day of* April *, 19* 82

Notary Public

Commission expires Jan 29, 1984

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

G: 8 9 3 7 5

IDENTIF. REFERENCE

APR 30 12 59 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM
Daniel L. Shwab
and wife, Philomena P. Shwab

TO
John Arthur Sunkel
and wife, A. M. Denny Sunkel

Compliments of
Colonial Title Company
4301 Hillsboro Road, Suite 221
NASHVILLE, TENNESSEE 37215

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

RECEIVED OF _____

FOR _____ BOOK 5879 PAGE 434

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
			105000.00- CO	
			273.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 279.50-	
			4757A04/30/82 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G.B.9375

IDENTIF. REFERENCE

APR 30 12 59 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 878788