BOOK 5956 PAGE 253

FORM NO. WD-1

H 14592

IDENTIF. REFERENCE

OCT 28 11 19 AM '82

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $140,000.00

Michael D. Shmerling
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF October 28, 1982.

Notary Public

MY COMMISSION EXPIRES: 4/22/84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foley & Weiss, Attorneys, 1208 Fidelity Federal Bldg., Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael D. Shmerling (NAME)	Wachovia Mortgage Company (NAME)	129-10-34
141 Carnavon Parkway (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 3174 (STREET ADDRESS)	8DZ-76855
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	Winston-Salem, NC 27102 (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, Robert L. Terrell and wife, Janice Baker Terrell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael D. Shmerling and wife, Lisa A. Shmerling

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. 56 on the Plan of West Meade Park, Inc., of record in Book 2854, Page 122, Register's Office for said County.

Being the same property conveyed to Robert L. Terrell and wife, Janice Baker Terrell by deed from Robert H. Waldschmidt, Trustee in Bankruptcy for Betty Sue Hendricks and Helen C. Lish of record in Book 5866, Page 660, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 3102, Page 381; Book 3134, Page 125, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which year which have been prorated and assumed by the Grantee(s) herein.

As part of the above consideration, the Grantee(s) herein, assume and agree to pay the unpaid balance owing on a certain note executed by the Grantor(s) herein to Commerce Union Bank in the original principal amount of $66,250.00, of record in Book 5185, Page 395, Register's Office for Davidson County, Tennessee. (Assigned to Wachovia Mortgage Company by instrument not of record.)

unimproved ( )
This is improved (X) property, known as 141 Carnavon Parkway, Nashville, TN 37205
(House Number) (Street) (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 28th day of October, 1982

Robert L. Terrell

Janice Baker Terrell

STATE OF TENNESSEE
Davidson County

BOOK 5956 PAGE 254

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert L. Terrell and wife, Janice Baker Terrell

the 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 28th day of October, 1982

Commission expires 4/22/84

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

Robert L. Terrell and wife,

Janice Baker Terrell

TO

Michael D. Shmerling and wife,

Lisa A. Shmerling

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5956 PAGE 255

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

[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H I 4 5 9 2

T
IDENTIF. REFERENCE

Oct 29 11 19 AM '82

DAVIDSON COUNTY, TN

No. 907131