2210

WARRANTY DEED

THIS INSTRUMENT PREPARED BY
George E. Mudter Jr., Atty.
254 Highlands Bldg.
Nashville, Tennessee 37027

BOOK 5958 PAGE 244

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mr/Ms. Frank G. Clement, Jr.		
c/o Howell & Fisher (NAME)	NEW OWNERS (NAME)	117-2
400 Court Square (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	136
Nashville, Tennessee 37201 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	7DA-22505

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, WILLIAM C. McEWEN and wife INGER T. McEWEN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRANK G. CLEMENT, JR. and wife ERMA B. CLEMENT

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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. 8 of Block No. 8 on the Plan of the Stokes Tract as of record in Plat Book 974, page 24, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to William C. McEwen and wife, Inger T. McEwen by deed from Charlotte Moxley Brown of record in Book 4161, page 281, said Register's Office.

This conveyance is made subject to: All matters appearing on the Plan of record in Plat Book 974, page 24, said Register's Office.

As part of the consideration for this transfer, the grantee(s) herein assume and agree to pay, the principal balance now due, plus future interest on a certain note, dated August 14, 1967, in the original principal sum of $13,800.00, payable to The Equitable Life Assurance Society of the United States in monthly installments, including interest as set forth in said note, and being secured by a deed of trust of record in Book 4161, page 283, said Register's Office.

H 15198

IDENTIF. REFERENCE

NOV 1 3 28 PM '82

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (XX) property, known as 2302 Oxford Road Nashville, Tennessee

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 28th day of October, 1982

William C. McEwen
WILLIAM C. McEWEN

Inger T. McEwen
INGER T. McEWEN

OFFICIAL RECEIPT

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 5958 PAGE 245

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named WILLIAM C. McEWEN and wife INGER T. McEWEN

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.

My commission expires 1-20-85 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, 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 as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____.

Witness my hand and official seal, at _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 105,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF October, 19 82

MY COMMISSION EXPIRES: 1-20-85
(AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

WILLIAM C. McEWEN and wife,

INGER T. McEWEN

TO

FRANK G. CLEMENT, JR., and

wife, ERMA B. CLEMENT

File Box 38

First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926

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

RECEIVED OF BOOK 5958 PAGE 246

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
			105000.00- CO	
			273.00 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 279.50=	
7256A	11/01/82		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 1 5 1 9 8

IDENTIF. REFERENCE

NOV 1 3 20 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 907816