OFFICIAL RECEIPT

BOOK 6002 PAGE 656

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER. FOR THIS TRANSFER IS $ 45,000.00

James Edward Blunkall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26TH DAY OF JANUARY, 19 83

Notary Public

MY COMMISSION EXPIRES: 1-22-84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON – 295 PLUS PARK BOULEVARD, SUITE J – NASHVILLE, TN 37217

NAME ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
James Edward Blunkall, Jr. (NAME)	The Kissell Company (NAME)	MAP 109-1
844 Norwalk Drive (STREET ADDRESS OR ROUTE NUMBER)	30 Warder Street (STREET ADDRESS)	PARCEL 9
Nashville, Tennessee 37214 (CITY) (STATE) (P.O.ZIP)	Springfield, Ohio 45501 (CITY) (STATE) (ZIP)	3D-85680

FOR AND 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, C & S Builders, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James Edward Blunkall, Jr. and wife Brenda L. Blunkall

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OR LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT.

BEING Lot No. 54 on Plan of Section Two, Larchwood, of record in Book 5200, Pages 57, 58, and 59, Register's Office for said County, to which plan reference is hereby made for a full and complete legal description.

BEING part of the same property conveyed to C & S Builders, Inc. by deed from James M. Fischer, Jr., of record in Book 5772, Page 23, Register's Office for said County.

THIS conveyance is subject to Restrictive Covenants of record in Book 5479, Page 443, Register's Office for said County.

THIS conveyance is subject to any and all zoning regulations, building restrictions, and setback lines, if any, and easements and rights of way for public utilities.

THIS conveyance is subject to any and all existing restrictions and easements of record.

This is unimproved ( ) improved (XX) property, known as 844 Norwalk Drive (House Number) (Street) Nashville, Tennessee 37214 (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 heir 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 my hand this 26TH day of JANUARY, 19 83

C & S Builders, Inc.

BY: W B Hughes

W. B. Hughes, Vice President

BY: Alphonse H. Davis Jr.

Alphonse H. Davis, Vice President

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____

said County and State, the within named _____, a Notary Public in and for

_____

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
XXXXXX
Davidson County } County of Davidson

Before me, the undersigned

State and County aforesaid, personally appeared Alphonse H. Davis W. B. Hughes a Notary Public within and for the

and XXXXXX his oath XXXXXXXX himself with whom I am personally acquainted and who

upon (their several oaths) acknowledged (themselves) to be the Vice President

and Vice President respectively of the C & S Builders, Inc.

the within named bargainer, and corporation, and that XXXX he as such Vice President

and Vice President (they) being authorized so to do, execute the foregoing instrument for the

purposes therein contained by signing the name of the corporation, by the said W. B. Hughes

as such Vice President, and attesting the same by the said Alphonse H. Davis

as such Vice President

Witness my hand and official seal at office at Nashville on this the 26TH

day of JANUARY 19 83

My commission expires 1-27-84

Notary Public

WARRANTY DEED

FROM

C & S Builders, Inc.

TO

James Edward Blunkall, Jr.

H 29644

IDENTIF. REFERENCE

Feb 4 1 44 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

EDWARD SEDDON
ATTORNEY - AT - LAW
295 Plus Park Blvd., Suite J
Nashville, Tennessee 37217

5468 02/04 123.50 CHECK

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

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RECEIVED OF _____

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

46000.00- CO
117.00 CO TX
.50 PRFEE
6.00 WDEED
CHECK 123.50-
5468A02/04/83 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 2 9 6 4 4

IDENTIF. REFERENCE

FEB 4 1 44 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 927688