3993 08/11 67.60- CHECK

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $23,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF August, 19 83.

Notary Public

MY COMMISSION EXPIRES: 1-22-84

(AFFIX SEAL)

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THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS, 2210 Crestmoor Road, Nashville, Tennessee 37215
2210 Crestmoor Road - Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronnie V. Sowards et ux (NAME)	Same (NAME)	172-2
731 Long Hunter Court (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	42
Nashville, TN 37217 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	6DU-55270

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~~ I, SHARONDALE CONSTRUCTION CO., INC., a Tennessee corporation,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronnie V. Sowards and wife, Jeanne B. Sowards,

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. 53 on the plan of a Resubdivision of Lots 52, 53 and 54, Section One, Myrtlewood Estates, of record in Book 5190, page 601, Register's Office for said County.

SAID Lot No. 53 fronts 183.79 feet on the easterly margin of Woodland Hills Drive and extends back 428.05 feet on the northeasterly line and 411.83 feet on the southwesterly line to a dead line in the rear, measuring 48.0 feet thereon.

BEING part of the property conveyed to Sharondale Construction Co., Inc., by Quitclaim Deed from Robert T. Phillips and wife, Jackie S. Phillips, of record in Book 5801, page 811, and re-recorded in Book 5814, page 351, both in the Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 5801, page 814, as amended in Book 6007, page 776, both in said Register's Office, and to the matters set forth in the above referenced plan of record.

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN
AUG 11 10 33 AM '83
IDENTIFICATION REFERENCE
H 6 6 4 1 9

This is ~~unimproved~~ (XX) improved ( ) property, known as 6009 Woodland Hills Drive, Nashville, Tennessee
(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 my hand this 19th day of July, 19 83

SHARONDALE CONSTRUCTION CO., INC.

BY: [signature]

XROBERT T. PHILLIPS, PRESIDENT

STATE OF TENNESSEE
Davidson County

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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 Robert T. Phillips and _____ with whom I am personally acquainted and who upon (his oath) (themselves) acknowledged (himself) to be the President and _____ respectively of the Sharondale Construction Co., Inc. the within named bargainor, a corporation, and that (he) as such President 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 Robert T. Phillips as such President., and attesting the same by the said _____.

Witness my hand and official seal at office at Nashville, Tennessee on this the 19 day of July, 19 83

My commission expires 19 Oct 86

W. T. Melvin
Notary Public

WARRANTY DEED

FROM
SHARONDALE CONSTRUCTION CO., INC.

TO
RONNIE V. SOWARDS

WILKINS & ADAMS
ATTORNEYS AT LAW
2210 CRESTMOOR ROAD
NASHVILLE, TENNESSEE 37215

dp

OFFICIAL RECEIPT

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

RECEIVED OF

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FOR

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			23500.00- CO	
			61.10 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 67.60-	
			8993A08/11/83 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 6 6 4 1 9

IDENTIF. REFERENCE

AUG 11 10 33 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 970532