#3979
File Box #38

BOOK 6643 PAGE 307

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 142,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF August 1985.

Notary Public

MY COMMISSION EXPIRES: 3/15/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
McMACKIN, GAINFINKLE & McLEMORE, 219 Fifth Avenue, North, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dr. Harrison H. Shoulders, Jr. (NAME)	Regency Mortgage, Inc. (NAME)	104-9 57
345 24th Avenue North (STREET ADDRESS OR ROUTE NUMBER)	260 Regency Court (STREET ADDRESS)	267-1876
Nashville, Tennessee 37203 (CITY) (STATE) (P. O. ZIP)	Waukesha, Wisconsin 53186 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, ERIC G. SCHENDEL, unmarried

HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HARRISON H. SHOULDERS, Jr.

HEREINAFTER CALLED THE GRANTEE, 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. 160 on the Plan of Richland Co.'s, Second Subdivision Division "B", of record in Book 332, page 92, Register's Office for said County.

Said Lot No. 160 fronts 50 feet on the southeasterly margin of Central Avenue and extends back between parallel lines 192.5 feet to an alley.

Being the same property conveyed to Eric G. Schendel, unmarried by deed from Joseph H. Wiggins, unmarried of record of in Book 6165, page 303, Register's Office for Davidson County, Tennessee.

3 2 6 1 2

IDENTIFICATION REFERENCE

AUG 29 3 34 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is improved (X) unimproved ( ) property, known as 3707 Central Avenue, Nashville, Tennessee 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 hand this 19 day of August, 19 85

Eric G. Schendel
ERIC G. SCHENDEL

CALIFORNIA

STATE OF ~~TENNESSEE~~
~~Davidson County~~

OFFICIAL SEAL
BELINDA MARY BARQUIS
NOTARY PUBLIC - CALIFORNIA
ALAMEDA COUNTY
My Commission Expires Feb. 18, 1989

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eric G. Schendel, unmarried

BOOK 5613 PAGE 308

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at ALAMEDA COUNTY, California, ~~Tennessee~~, this day of August 19 85.

Commission expires ~~FEBRUARY 18, 1989~~

Belinda Mary Barquis
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

ERIC G. SCHENDEL, unmarried

TO

HARRISON H. SHOULDERS, Jr.

Please return to:

First Title & Escrow Co., Inc.
Post Office Box 926
Brentwood, Tennessee 37027

File Box #38

Attorneys' Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6643 PAGE 309

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

142500.00- CAMT.
370.50 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 377.00-
231 BA 08/29/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

32612

IDENTIFICATION REFERENCE

AUG 29 3 34 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 168169