80738

FORM NO. WD-1

BOOK 6844 PAGE 213
214

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 370,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF August 19 85.

Notary Public

MY COMMISSION EXPIRES: Dep. Reg.
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Charles A. Leach, 704 18th Avenue South, Nashville, Tennessee 37203
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Days Inns of America, Inc. (NAME)	Days Inns of America, Inc. (NAME)	92-12-472
2751 Buford Highway (STREET ADDRESS OR ROUTE NUMBER)	2751 Buford Highway (STREET ADDRESS)	92-16-156
Atlanta, GA 30324 (CITY) (STATE) (P. O. ZIP)	Atlanta, GA 30324 (CITY) (STATE) (ZIP)	9W6020 9W7520

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, Martha F. Schilthuis, Life tenant, John William Schilthuis, James Edward Schilthuis, and Susan Schilthuis Gayner

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Days Inns of America, Inc.

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:

Tract No. 1

A tract of land in the First Civil District of Metropolitan Nashville-Davidson County, Tennessee being Lots 130 and 131 on the plan of the John Boyd Home Place as recorded in Plat Book 21, Page 39, R.O.D.C., TN and being more particularly described as follows: according to a survey by Burkhalter Hickerson Associates, Inc.:
Beginning at an iron pin set on the back edge of a sidewalk, the north right-of-way line of West End Avenue, a 90 foot road, southwestwardly, 100.00 feet along the north right-of-way line of West End Avenue from the west right-of-way line of 18th Avenue North, a 50 foot road; thence,
1. With the back edge of the sidewalk S 57° 11' 57" W, 100.00 feet to an iron pin set; thence;
2. With the east boundary line of Lot 129, John Boyd Home Place, the property of Emerik Properties Corporation as recorded in Deed Book 4864, Page 626, R.O.D.C., TN N 32° 45' 38" W, 160.00 feet to an iron pin set; thence,
3. With the south right-of-way line of Alley No. 382, a 20 foot alley, N 57° 11' 58" E, 99.98 feet to a railroad spike set; thence,
4. With the west boundary line of Lot 132, John Boyd Home Place, the property of Eighteen Hundred Corporation as recorded in Deed Book 2857, Page 575, R.O.D.C., TN S 32° 46' 04" E, 160.00 feet to the point of beginning containing 16000 square feet or 0.368 acres.

Tract No. 2

A tract of land in the First Civil District of Metropolitan Nashville-Davidson County, Tennessee, being Lot 119 on the plan of the John Boyd Home Place as recorded in Plat Book 21, Page 39, R.O.D.C., TN and being more particularly described as follows:
(see continuation page)

unimproved ( )
This is improved ( ) property, known as 1806 West End Avenue & 1807 Hayes Street, Nashville, TN
(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 30th day of August, 19 85

Martha F. Schilthuis — James Edward Schilthuis
MARTHA F. SCHILTHUIS — JAMES EDWARD SCHILTHUIS
John William Schilthuis — Susan Schilthuis Gayner
JOHN WILLIAM SCHILTHUIS — SUSAN SCHILTHUIS GAYNER

356

STATE OF TENNESSEE
Davidson County

BOOK 5844 PAGE 215

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, (or proved to me on the basis of satisfactory evidence) 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___.

_____ Notary Public

Commission Expires_____

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

_____

_____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires_____

WARRANTY DEED

FROM

TO

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE OF Penna.
County of Allegheny

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Martha F. Schilthuis

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Pittsburgh, PA, this 30th day of August 1985

Commission expires

Jane E. Jubb
Notary Public

JANE E. JUBB, NOTARY PUBLIC
McCANDLESS TWP., ALLEGHENY COUNTY
MY COMMISSION EXPIRES APRIL 22, 1989
Member, Pennsylvania Association of Notaries

STATE OF Penna.
County of Lancaster

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John William Schilthuis

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 Lancaster, Pa, this 30th day of August 1985

Commission expires

MILDRED R. DAY, NOTARY PUBLIC
WEST HEMPFIELD TWP., LANCASTER COUNTY
MY COMMISSION EXPIRES FEB. 20, 1989
Member, Pennsylvania Association of Notaries

Mildred R. Day
Notary Public

STATE OF NJ
County of Salem

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James Edward Schilthuis

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 Salem, NJ, this 30th day of August 1985

Commission expires

GLADYS A. ROCKTOFF
Notary Public of New Jersey
My Commission Expires July 6, 1986

Gladys A. Rocktoff
Notary Public

STATE OF VA
HENRICO County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Susan Schilthuis Gayner

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Richmond Virginia, this 30th day of August 1985

Commission Expires April 18, 1987

Notary Public

Beginning at an existing iron pin at the back edge of a sidewalk, the south right-of-way line of Hayes Street, a 50 foot road, southwestwardly, 150.00 feet along the south right-of-way line of Hayes Street from the west right-of-way line of 18th Avenue North, a 50 foot road; thence,

1. With the west boundary line of Lot 118, John Boyd Home Place, the property of Joe M. Rodgers as recorded in Deed Book 6453, Page 533, R.O.D.C., TN S 32° 48' 33" E, 180.08 feet to an existing iron pin; thence,

2. With the north right-of-way line of Alley No. 382, a 20 foot alley, S 56° 54' 21" W, 50.15 feet to an iron pin set; thence,

3. With the east boundary of Lot 120, John Boyd Home Place, the property of Emerik Properties Corporation as recorded in Deed Book 4864, Page 626, R.O.D.C., TN N 32° 45' 38" W, 180.00 feet to an iron pin set; thence;

4. With the back edge of the sidewalk, the south right-of-way line of Hayes Street N 56° 48' 49" E, 50.00 feet to the point of beginning, containing 9008 square feet or 0.207 acres.

AS TO LOT 119:
Being the same property conveyed to Anna R. Foutch by deed from Jesse Applegate and wife Grace L. Applegate of record in Book 2037, page 555, Register's Office for Davidson County, Tennessee. The said Anna R. Foutch having since died and devised said property to Martha R. Schilthuis, life tenant, with remainder to her children or their issue, as devisees under the will of Anna R. Foutch, deceased, of record in Will Book 110, page 277, Probate Clerk's Office for Davidson County, Tennessee.

AS TO LOT 130:
Being the same property conveyed to Anna Roesch Foutch by deed from John C. Roesch and wife Martha Smith Roesch of record in Book 1782, page 241, Register's Office for Davidson County, Tennessee. The said Anna Roesch Foutch having since died and devised said property to Martha R. Schilthuis, life tenant, with remainder to her children or their issue as devisees under the will of Anna R. Foutch, deceased of record in Will Book 110, page 277, Probate Clerk's Office for Davidson County, Tennessee.

AS TO LOT 131:
Being the same property conveyed to Anna Roesch Foutch by deed from Alvin N. Wells and wife Maude L. Wells of record in Book 1761, page 427, Register's Office for Davidson County, Tennessee. The said Anna Roesch Foutch having since died and devised said property to Martha R. Schilthuis, life tenant, with remainder to her children or their issue, as devisees under the will of Anna R. Foutch, deceased, as of record in Will Book 110, page 277. Probate Clerk's Office for Davidson County, Tennessee.

This conveyance is authorized by order of the Chancery Court for Davidson County, Tennessee, Rule No. 85-769 III, in the matter of Martha R. Schilthuis, Petitioner v. John William Schilthuis, et al, Respondents.

Martha R. Schilthuis and Martha F. Schilthuis are one and the same person.

This conveyance is authorized by Docket No. 85-769 III, Chancery Court for Davidson County, Tennessee.

32885

IDENTIFICATION REFERENCE

AUG 30 12 07 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 5544 PAGE 218

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

370000.00- CAMT.
962.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 971.50-
2656A08/30/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

32885

IDENTIFICATION REFERENCE

AUG 30 12 57 PM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 168497