This Instrument Prepared By:
MITCHELL A. WATTS
Watts & Underwood
Suite 150 2000 Richard Jones Rd.
Nashville, Tennessee 37215

Mail

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WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Richard M. Schweid and wife, Ornella Zoia (NAME)	Shearson Lehman Mortgage Corporation (NAME)	105-14
831 Glenn Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1201 (STREET ADDRESS)	Parcel 36
Nashville, TN 37204 (CITY) (STATE) (ZIP)	San Bernadino, CA 92402 (CITY) (STATE) (ZIP)	22W 05490

FOR AND IN CONSIDERATION of the sum of FIFTY-TWO THOUSAND and 00/100---------- ---------- *Dollars,*

Grady Brandon, Jr. and wife, Sadye W. Brandon

have this day bargained and sold, and do hereby transfer and convey unto the said Richard M. Schweid and wife, Ornella Zoia *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being part of Lot No. 95 on the Plan of Waverly Land Company's Property, called "Waverly Place", as of record in Book 57, page 95, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 95 fronts 75 feet on the southerly side of Glenn Avenue and runs back between lines, 200 feet to an alley measuring 107 feet thereon, according to a survey dated August 27, 1937, made by Z. J. Wilkinson, Surveyor.

Being the same property conveyed to Grady Brandon, Jr. and wife, Sadye W. Brandon, by deed from Daniel L. Wetzel and wife, Gail C. Wetzel of record in Book 5629, page 939, said Register's Office.

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

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to Western Pacific Financial Corporation of record in Book 5629, page 942, said Register's Office, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 52,000.00

Subscribed and sworn to before me this the 30th *day of* September *19* 86

My commission expires: 3/11/90 *(Affix Seal)*

Affiant

Notary Public

NOTARY PUBLIC AT LARGE

unimproved ( )
This is improved (X) property, known as 831 Glenn Avenue, Nashville, TN 37204
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 30th *day of* September *19* 86*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Grady Brandon, Jr.

Sadye W. Brandon

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me Mitchell A. Watts, *a Notary Public in and for said County and State* Grady Brandon, Jr. and wife, Sadye W. Brandon

the within named bargainor s, *with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, Davidson County, *Tennessee, this* 30th *day of* September, *19* 86.

Mitchell A Watts
Notary Public

Commission expires 3/11/90

Mitchell A. Watts

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *a Notary Public of 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* _____*self to be* _____ *of the* _____, *the within named bargainor, a corporation, and that* _____*he as such* _____ *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* _____*self as* _____.

Witness my hand and seal, at office in _____, *this* _____ *day of* _____, *19*____.

_____
Notary Public

Commission expires _____

WARRANTY DEED

FROM

Grady Brandon, Jr. and wife,
Sadye W. Brandon

TO

Richard M. Schweid and wife,
Ornella Zola

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
OCT 1 11 27 AM '86

IDENTIFICATION REFERENCE

48146

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
			5200[illegible].00- CANT,	
			145.60 CSTAX	
			.50 PRFE	
			6.00 WDF	
			CHECK	160.10-
			08:43A 10/01/86 3AL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4 6

4 8 1

IDENTIFICATION REFERENCE

OCT 1 11 27 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 301504