BGRE00228 12-8-86jb Box 18

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (SAR) - Baby Gibbs
2700 First American Center
Nashville, Tennessee 37238

GENERAL WARRANTY DEED

Address New Owner	Send Tax Bills To	Map-Parcel Number
Steven A. Riley 202 Lynwood Boulevard Nashville, Tennessee 37205	Steven A. Riley 2700 First American Center Nashville, TN 37238	116-7-49

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, JEAN SCHWARTZ and husband, SHEPARD D. SCHWARTZ ("Grantors") have bargained and sold, and by these presents do transfer and convey unto STEVEN A. RILEY ("Grantee"), his heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Royal Oaks Land Co's. Subdivision of the Baker Tract, to which plan reference is hereby made for a more complete description, of record in Book 421, page 102.
>
> Being part of the same property conveyed to Jean Schwartz by deed from Royal Oaks Land Co. of record Book 1357, page 674, said Register's Office..
>
> This is improved property known as 202 Lynwood Blvd., Nashville, Tennessee.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantee, his heirs and assigns, forever. Grantors are lawfully seized and possessed of said land in fee simple, have good right to convey it, and that same is unencumbered.

Grantors further covenant and bind themselves and their heirs and representatives, to warrant and forever defend the title to said land to Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

7 8 7 2 2 7.

IDENTIFICATION REFERENCE

Dec 31 3 57 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Whenever used, the singular shall include the plural and the plural the singular and the use of any gender shall be applicable to all genders.

WITNESS our hands this 12 day of December, 1986.

Jean Schwartz
Jean Schwartz

Shepard B. Schwartz joins herein for the sole purpose of conveying any interest he may have in the said property by virtue of his marriage to Jean Schwartz.

Shepard B. Schwartz
Shepard B. Schwartz

STATE OF Florida)
)
COUNTY OF Collier)

Personally appeared before, the undersigned, a Notary Public in and for the State and County aforesaid, Jean Schwartz, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 12 day of December, 1986.

Barbara J. Boyer
Notary Public

My Commission Expires:

NOTARY PUBLIC STATE OF FLORIDA
MY COMMISSION EXPIRES MAY 22 1987
BONDED THRU GENERAL INSURANCE UND

STATE OF Florida)
)
COUNTY OF Collier)

Personally appeared before, the undersigned, a Notary Public in and for the State and County aforesaid, Shepard D. Schwartz, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 12 day of December, 1986.

Barbara J. Boyer
Notary Public

My Commission Expires:

NOTARY PUBLIC STATE OF FLORIDA
MY COMMISSION EXPIRES MAY 22 1987
BONDED THRU GENERAL INSURANCE UND

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 7090 PAGE 715

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $135,000.00.

x Jean Schwartz
Affiant

Sworn to and subscribed before me this 12 day of December, 1986.

Barbara K. Boyd
Notary Public

My Commission Expires:

NOTARY PUBLIC STATE OF FLORIDA
MY COMMISSION EXPIRES MAY 22 1987
BONDED THRU GENERAL INSURANCE UND

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

RECEIVED OF _____

FOR _____

BOOK 7090 PAGE 716

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
			1350[illegible].00 CONT.	
			370.00 CSTAX	
			.50 PRFEE	
			9.00 WDTX	
			CHECK 387.50-1	
			3587A12/31/86 CAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7872 7.

IDENTIFICATION REFERENCE

DEC 31 3 57 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 29254