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f-14

FORM NO. WD-1

3528

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15,450.00

Rochelle Gruenwald
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF January, 19 87

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

MORTGAGEE:

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, P. O. Box 3429, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles E. Gruenwald (NAME)	Same (NAME)	30-89
Rt. 1, Old Hickory Blvd. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	14D-11635
White's Creek, Tennessee 37189 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Carl Stokes, Jr. and wife, JoAnn Stokes

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles E. Gruenwald and wife, Rochelle Gruenwald

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 the 14th Civil District of Davidson County, Tennessee, beginning at an iron pin on the South side of Old Hickory Boulevard, being the NW corner of the 25 acre tract conveyed to F. L. Burgess by deed from Henry Carney of record in Book 332, page 659, said Register's Office, containing 5.461 acres.

Thence with Burgess' west line 810 degrees E 307.4 feet ot an iron pin; thence N 83 degrees 45' W 677.2 feet to a point; thence N 10 degrees 40' W 670.9 feet to a point in the south margin of Old Hickory Boulevard; thence along the south margin of Old Hickory Bouelvard S 71 degrees 35' E 100 feet; thence S 55 degrees 30' E 100 feet; thence S 41 degrees 35' E 100 feet; thence S 57 degrees 30' E 100 feet; thence S 83 degrees 30' E 100 feet; thence S 81 degrees 30' 100 feet; thence S 71 degrees 35' E 29 feet to the point of beginning, containing 6.32 acres, more or less, described according to a survey dated November 16, 1968, by Ralph H. C. Lambert.

Being the same property conveyed to Carl Stokes, Jr. by deed from Dennis Mark Richardson an wife, Melissa H. Richardson as of record in Book 6155, page 190, said Register's Office.

This is unimproved (X) improved ( ) property, known as ~~Rt. 1, Old Hickory Blvd., White's Creek, Tennessee 37289~~
(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 their hand s this 27th day of January, 1987

Carl Stokes, Jr.

JoAnn Stokes

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carl Stokes, Jr. and wife, JoAnn Stokes

the bargainors, 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, Tennessee, this 27th day of January, 19 87.

Commission Expires July 10, 1990

Notary Public

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 _____

89354

IDENTIFICATION REFERENCE

FEB 2 2 29 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

WARRANTY DEED

FROM

Carl Stokes, Jr. and wife, JoAnn Stokes

TO

Charles E. Gruenwald and wife, Rochelle Gruenwald

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

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

15450.00 CONT.
49.12 CSTAX
.50 PRFE
6.00 MISC
CHECK 49.62-
554!A02/ 2/87 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

89354

IDENTIFICATION REFERENCE

FEB 2 2 29 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 41008