BOOK 7244 PAGE 426

THIS INSTRUMENT PREPARED BY:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238
00254654

# WARRANTY DEED

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| Robert A. Snelling, Jr. | Sears Mortgage Corporation, | 161-G |
| (NAME) | (NAME) | |
| 5140 Ashley Drive | 300 Knightsbridge Parkway | PARCEL 41 |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, TN 37211 | Lincolnshire, Illinois 60069 | |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

*FOR AND IN CONSIDERATION of the sum of* TEN AND NO/100---------- ----------$10.00---------- *Dollars,*

Cash in hand paid by Robert A. Snelling, Jr. and other good and valuable considerations accepted as cash the receipt of all of which is hereby acknowledged,

Sara F. Cleaver

Robert A. Snellings Jr.

*have this day bargained and sold, and do hereby transfer and convey unto the said* _____

_____ *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 116 on the Plan of Huntington Park, Section One, of record in Book 4175, page 10, Register's Office for Davidson County, Tennessee.

Said Lot No. 116 fronts 79.0 feet on the easterly side of Ashley Drive, and runs back between lines 160.0 feet on its northerly line and 182.4 feet on its southerly line, to a line in the rear on which it measures 66.5 feet.

Being the same property conveyed to Marshall C. Cleaver and wife, Sara F. Cleaver by deed from William & Lee, Inc. of record in Book 4351, page 263, Register's Office of Davidson County, Tennessee.

Marshall C. Cleaver having since died vesting title in Sara F. Cleaver as surviving spouse.

RECEIVED FOR RECORD
MAY 21 3 22 PM '87
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE
28544

STATE OF TENNESSEE
COUNTY OF DAVIDSON

*The actual consideration or value whichever is greater, for this transfer is $* 89,900.00

*Subscribed and sworn to before me this the* 19th *day of* May 19 87

*Affiant*

*My commission expires* 7-18-88

(Affix Seal) *Notary Public*

*This is improved ( ) unimproved ( ) property, known as* 5140 Ashley Drive,, Nashville, TN 37211
(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* 19th *day of* May, 19 87, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Sara F. Cleaver
Sara F. Cleaver

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ WILLIAMSON

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*Personally appeared before me* the undersigned *, a Notary Public in and for said County and State* Sara F. Cleaver

*the within named 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* Brentwood *, Tennessee, this* 19th *day of* May *, 19* 87

*Notary Public*

*Commission expires* 7-18-88

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

TO

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

**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 |
|---|---|---|---|---|
| | | | 89900.00- CAMT. | |
| | | | 251.72 CSTAX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK | 258.22- |
| 0211A | 05/21/87 | | BAL | .00 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

2.8.5.4.4

IDENTIFICATION REFERENCE

MAY 21 3 22 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 84700