1608 Summer Street

Box 23

BOOK 7329 PAGE 87

Address New Owner:	Send Tax Bills To:	Map/Parcel
Tyson Owen Schoeff	Same	Map 83-06
1608 Summer Street		Par 70
Nashville, TN. 37206		27W-15495

WARRANTY DEED

FOR AND IN CONSIDERATION 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, LLOYD H. SCHMIDT and wife, VOLLIE J. SCHMIDT, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto the said TYSON OWEN SCHOEFF, hereinafter called the Grantee, his heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot Nos. 15 and 16 in the Second Subdivision of the Weakley Home Place of record in Book 547, page 12 Register's Office for said County.

Said Lot No. 15 fronts 28 feet on the south side of Sumner Street and extends back 150 feet on the east line and 154.4 feet on the west line to an alley, measuring 65 feet thereon.

Said Lot No. 16 fronts 50 feet on the south side of Sumner Street and extends back between parallel lines 150 feet to a 15 foot alley.

Being the same property conveyed to Lloyd H. Schmidt and wife, Vollie J. Schmidt by deed from Edward Swenson and wife, Joyce Swenson, in Deed Book 5366 page 984, Register's Office for Davidson County Tennessee.

This property is conveyed subject to, all applicable local government planning, building and zoning regulations, and is subject to a Deed of Trust of record in Book 4998, page 720, said Register's Office.

This is improved property known as 1608 Sumner Street, Nashville, Tennessee.

The Contract of Sale survives the closing.

This property is sold "As Is."

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said TYSON OWEN SCHOEFF, his heirs and assigns, forever.

AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good and valid right to convey it and that the same is unencumbered.

AND GRANTORS DO further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

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 on this 17th day of August, 1987.

Lloyd H. Schmidt
LLOYD H. SCHMIDT

Vollie J. Schmidt
VOLLIE J. SCHMIDT

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $47,500.00.

AFFIANT

Sworn to and subscribed before me this 17th day of August, 1987.

NOTARY PUBLIC

My commission expires: 5/13/89.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Lloyd H. Schmidt and wife, Vollie J. Schmidt, 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 Brentwood, Tennessee, this 12th day of August, 1987.

NOTARY PUBLIC

My commission expires: 5/13/89.

Prepared By:
Tom G. Coleman, Jr., Attorney
Coleman Real Estate Closing Service, Inc.
9000 E. Church St.
Brentwood, TN 37027

57141

IDENTIFICATION REFERENCE

AUG 19 9 56 AM '87

DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7329 PAGE 89

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
			47500.00-	CAMT.
			133.00	CSTAX
			.50	PRFEE
			6.00	WDEED
			CHECK	139.50-
3103A	08/19/87	BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 7 1 4 1

IDENTIFI REFERENCE

AUG 19 S 57 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 06992