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RAGWP33 09/11/87 lam

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (CDB)
2700 First American Center
Nashville, Tennessee 37238 Box 18

GENERAL WARRANTY DEED

| Address New Owner(s) | Send Tax Bills To | Map-Parcel Number(s) |
|---|---|---|
| Melvin P. Schlanger and wife, Linda F. Schlanger<br>P. O. Box 50857<br>Nashville, TN 37205 | Same | Map 129-10<br>Parcel 26 |

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, KIMBROUGH CONSTRUCTION COMPANY, INC. ("Grantor") has bargained and sold, and by these presents does transfer and convey unto MELVIN P. SCHLANGER AND WIFE, LINDA F. SCHLANGER ("Grantees"), their 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. 78 on the Plan of Section 4, West Meade Park, Inc., as of record in Book 3300, pages 68-69, Register's Office for said County, to which plan reference is here made for a more complete and accurate description.

Being part of the same property conveyed to Grantors by deed from Stanley M. Chernau, Trustee, of record in Book 6804, page 559, said Register's Office.

This is unimproved property.

Said property is conveyed subject to the following matters:

1. Taxes for the year 1987, a lien but not yet due and payable.

2. The plan of record in Book 3300, pages 68 and 69, Register's Office for Davidson County, Tennessee, shows an Owner's Certificate, and certain easements and setback lines.

3. Restrictive covenants contained in an instrument of record in Book 3102, page 381, and made applicable to Section 4 in Book 3401, page 611, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantees, their heirs and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds itself and its successors and assigns, to warrant and forever defend the title to said land to Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

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 14th day of September 1987, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

KIMBROUGH CONSTRUCTION COMPANY, INC.

By: _____

Title: Pres -

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Miller G. Kimbrough, Jr., 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 President of Kimbrough Construction Company, Inc., the within named bargainor, a Tennessee corporation, and that he as such president executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as president.

WITNESS my hand and seal, at office in Nashville, Davidson County, Tennessee, this 14th day of September, 1987.

Rebecca A. Gibbs
Notary Public

My Commission Expires:
My Commission Expires July 9, 1989

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $40,000.00.

Affiant

Sworn to and subscribed before me this 14th day of September, 1987.

Rebecca A. Gibbs
Notary Public

My Commission Expires:
My Commission Expires July 9, 1989

5623

ENTIFI REFERENCE

# 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 TAX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TAX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL |
|---|---|---|---|---|
| | | | | |

40000.00- CAMT.
112.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 118.50-
3058A09/16/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 5 6 2 3

IDENTIFICATION REFERENCE

SEP 16 12 33 PM '87

DAVIDSON COUNTY, TN

No. 16720