| ADDRESS NEW OWNER: | MORTGAGEE: | MAP-PARCEL NUMBERS: |
|---|---|---|
| Neil J. Schwartz | Atlantic Coast Mortgage | 129-10-0 |
| 6607 Ellesmere Road | Company | 53.00 |
| Nashville, TN 37205 | 12700 Fair Lakes Circle Ste. 400 | 08D277690 |
| | Fairfax, VA 22033 | |

**WARRANTY DEED**

BOOK 7868 PAGE 494

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Abraham Freeman and wife, Ester Freeman hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Neil J. Schwartz and wife, Lea Schwartz hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: To-Wit:

LAND in Davidson County, Tennessee, being Lot No. 47 on the plan of West Meade Park, Inc. Section 3, of record in Book 3300, page 23, Register's Office for said County.

SAID Lot No. 47 fronts 166.0 feet on the easterly margin of Ellesmere Road and extends back 287.4 feet on the northerly line and 354.8 feet on the southerly line to a dead line in the rear, measuring 225.0 feet thereon.

BEING the same property conveyed to Abraham Freeman and wife, Ester Freeman by deed from West Meade Park Corporation, a Tennessee Corporation of record in Book 4059, page 394, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 3102, page 381 and Book 3284, page 83, said Register's Office, and to the matters set forth in the above referenced plan of record.

The taxes for the current have been prorated and assumed by the Grantees.

4243 JUN 20 9 41 AM '89

6575 06/20 0101 03CHECK 587.30

This is (XX) improved property, known as 6607 Ellesmere Road, Nashville, TN 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 15th day of June, 1989.

Ester Freeman

Abraham Freeman

**STATE OF TENNESSEE**
**COUNTY OF** Davidson

On this 15th day of June, 1989, before me personally appeared Abraham Freeman and wife, Ester Freeman, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he/she executed the same as their free act and deed.

My Commission Expires: C 92

Notary Public

Before me, the undersigned, 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 the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that _he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

**STATE OF TENNESSEE**
**COUNTY OF** Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 176,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 15th day of June, 199_.

My Commission Expires: 9-26-92

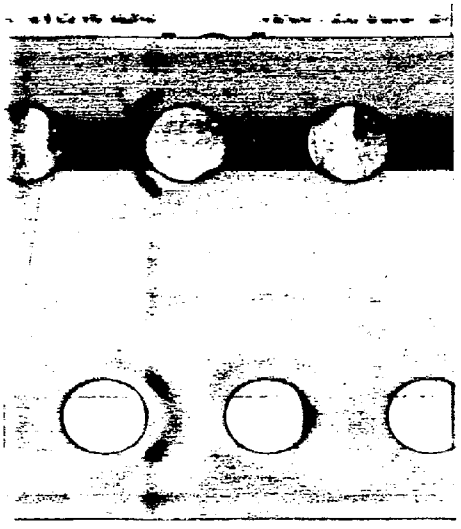
_____
Notary Public

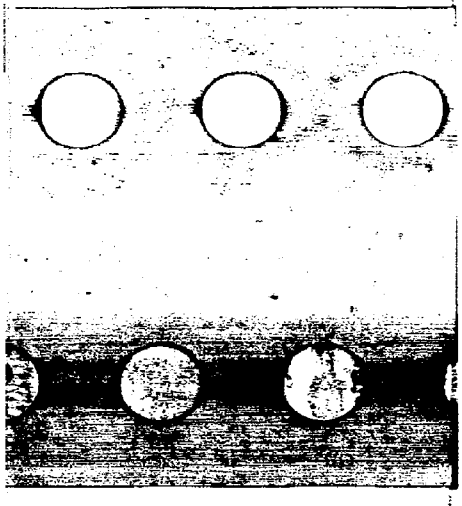
**WARRANTY DEED**

from:
Abraham Freeman and wife, Ester Freeman

to:
Neil J. Schwartz and wife, Lea Schwartz

**WILKINS & IVEY**
**Attorneys at Law**
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157





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

RECEIVED OF _____

FOR _____

BOOK 7868 PAGE 496

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | | CAMT 176000.00 |
| | | | | CON TX 580.80 |
| | | | | PRFEE 0.50 |
| | | | | WDEED 6.00 |
| | | | | TOTAL 587.30 |
| | | | | CHECK 587.30 |
| 06/20/89 | 01 | | | 09:44 0001 6575 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

42439

TENNESSEE REFERENCE

JUN 20 9 41 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 220883