6302
99-980773-5

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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $81,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF March, 1990.

Notary Public

MY COMMISSION EXPIRES: 11/6/91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Denney, Lackey & Chernau, 424 Church Street, 13th Floor, Nashville, Tennessee 37219-0429
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry C. Hale	Fidelity Federal Savings & Loan	18-11-14.00
(NAME)	(NAME)	
216 Engel Avenue	401 Union Street	GO-12551
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Goodlettsville, Tennessee 37072	Nashville, Tennessee 37219	
(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, Michael J. Schiele, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry C. Hale and wife, Pauline L. Hale

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 Davidson County, Tennessee, being Lot No. 30 in Connell Estates, Section 2, as shown on the Plan of record in Book 2900, page 1130, Register's Office for Davidson County, Tennessee.

Said Lot No. 30 fronts 145.0 feet on the easterly side of Engel Avenue and runs back 283.7 feet on the northerly line and 276.8 feet on the southerly line to a dead line in the rear upon which it measures 145.0 feet thereon.

Being the same property conveyed to Michael J. Schiele and wife, Virginia F. Schiele by deed from William E. Ayers and wife, Sue B. Ayers as of record in Book 5839, page 855, said Register's Office.

The Said Virginia F. Schiele having since quitclaimed all her right, title and interest to Michael J. Schiele by quitclaim deed of record in Book 6132, page 179, dated September 7, 1983, said Register's Office.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:
The Plan of record in Book 2900, page 130, said Register's Office, shows an Owner's Certificate, a 40 foot minimum building setback line from Engel Avenue, a 10 foot public utility easement on the rear lot line.

Restrictions contained in instrument of record in Book 3162, page 35, Book 3180, page 73, said Register's Office.

Agreement for Dedication of easement for sanitary sewers of record in Book 4956, page 183, said Register's Office.

This is unimproved (XX) improved ( ) property, known as 216 Engel Avenue, Goodlettsville, Tennessee 37072
(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 seised 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 my hand this 28th day of March, 1990

Michael J. Schiele

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 Michael J. Schiele, unmarried

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of March, 1990.

Notary Public

Commission Expires 11/10/91

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 _____

WARRANTY DEED

FROM
Michael J. Schiele, unmarried

TO
Larry C. Hale and wife, Pauline L. Hale

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

14973

IDENTIF. REFERENCE

MAR 30 3 38 PM '90

7389 03/30 0101 02CHECK 274.30

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

CAMT 81000.00
CON TX 267.30
PRFEE 1.00
WDEED 6.00
TOTAL 274.30
CHECK 274.30

03/30/90 01 15:35 0001 7389

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

14973

IDENTIF. REFERENCE

MAR 30 3 30 PM '90

DAVIDSON COUNTY TN.

No. 305796