6429
98 980899-5

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $137,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF May, 1990

Notary Public

MY COMMISSION EXPIRES: 7/24/93

(AFFIX SEAL)

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Peter J. Schmitz (NAME)	Fidelity Federal Savings & Loan (NAME)	104-6-4120
3324 Acklen Avenue (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	26W-6855
Nashville, Tennessee 37212 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (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, Bond E. Oman and Mark Blevins and Robert McRae, all unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Peter J. Schmitz and Marianna S. Mousel, both unmarried, as joint tenants with right of survivorship and not as tenants in common

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 the 4th, formerly the 26th, Ward of the City of Nashville, Davidson County, Tennessee, being part of Lots Nos. 96 and 97 on the map of Bransford Realty Company's West End Heights Subdivision, as of record in Book 332, page 124 and 125, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING on the northerly margin of Acklen Avenue, formerly Love Circle, 41 feet west of the corner of Lots Nos. 95 and 96, being the southwest corner of the property conveyed to Charles C. Cox and wife, by deed from George C. Holt and wife, of record in Book 2274, page 301, said Register's Office; thence with Cox westerly line, north 9 degrees 15 minutes west 16 feet to an iron pin; thence south 80 degrees 45 minutes west 4 feet to an iron pin; thence north 9 degrees 15 minutes west 49 feet to an iron pin; thence north 28 degrees east 30 feet to an iron pin; thence north 2 degrees 30 miniutes east 61.5 feet, more or less, to the southerly margin of an alley; thence with said alley, westwardly 90 feet, more or less, to a point 20 feet east of the corner of Lots Nos. 97 and 98; thence southwardly 150 feet, more or less, to the northerly margin of Acklen Avenue, being 56 feet east of the corner of said Lots Nos. 97 and 98; thence with said Avenue, eastwardly 113 feet to the beginning.

Being the same property conveyed to Bond E. Oman and Mark Blevins and Robert McRae by deed from Custis L. Stamp, Sr. and wife, Corrynn D. Stamp as of record in Book 7784, page 187, said Register's Office.

unimproved ( )
This is improved ( )XX property, known as 3324 Acklen Avenue, Nashville, Tennessee 37212
(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 ~~their~~ hand s this 31st day of May, 19 90

Bond E. Oman

Mark Blevins

Robert McRae

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Bond E. Oman and Mark Blevins and Robert McRae, all unmarried

the bargainor s, 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 Nashville, Tennessee, this 31st day of May, 19 90.

Commission Expires 7/24/93

Notary Public

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

Bond E. Oman and Mark Blevins and Robert McRae, all unmarried

TO

Peter J. Schmitz and Marianna S. Mousel, both unmarried

Attorneys Title Company
Title Guaranteed
NASHVILLE, TENN.

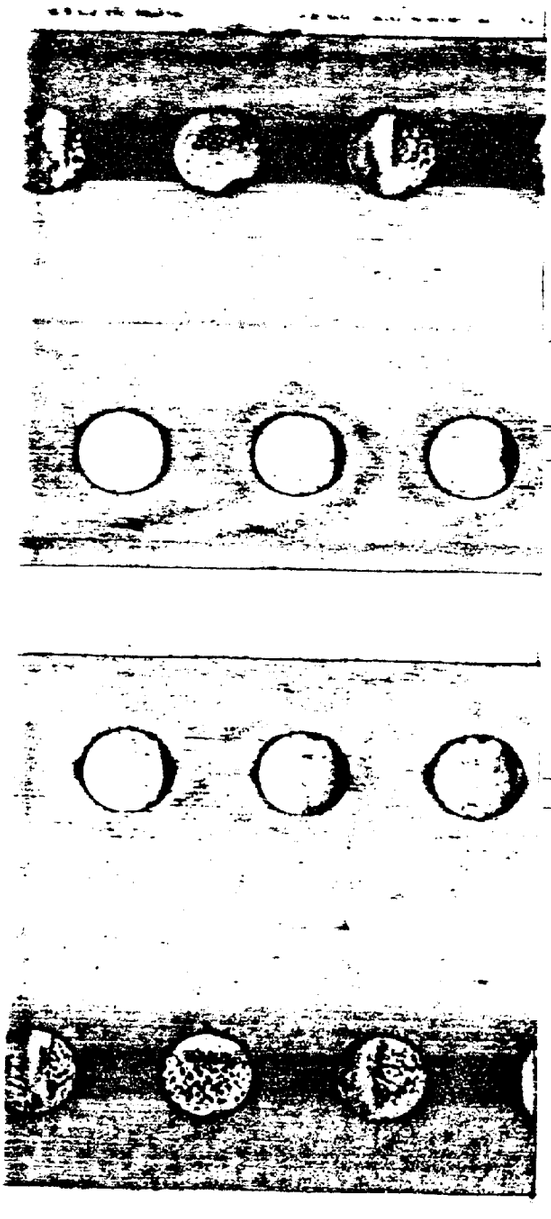
IDENTIF. & REFERENCE

JUN 1 9 35 AM '90

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY TN.

30113

457.10 0601 02 01 0ZHECK



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

RECEIVED OF _____

FOR _____

BOOK 8120 PAGE 569

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 137000.00
CON TX 452.10
PRFEE 1.00
WDEED 6.00
TOTAL 459.10
CHECK 459.10

06/01/90 01 09:34 0001 5972

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30113

IDENTIF. TREFERENCE

JUN 1 9 35 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 323680