BOOK 8691 PAGE 775

WARRANTY DEED

ADDRESS NEW OWNER AS FOLLOWS
Linda Schauer, a single woman
1321 Clifton Lane
Nashville, Tn. 37215

MAP, PARCEL NO.
117-12-40

THIS INSTRUMENT WAS PREPARED BY

Ronald D. O'Donniley, Esq.
1895 Marriott Lane
Barnhart, MO 63012
(314) 467-4310
S. C. Reg. # 10077

Mail

MAXIMUM PRINCIPAL INDEBTEDNESS: "Maximum Principal Indebtedness for Tennessee Recording Tax Purpose is:
$ 89,900.00

FOR AND IN CONSIDERATION of the sum of Three Thousand Dollars ($3,000.00), cash in hand paid by the herein named Grantees, and other valuable consideration, the receipt of which is hereby acknowledged, We

Ronald Don O'Donniley
Karen J. O'Donniley

herein called the Grantors, have bargained and sold and by these presents do transfer and convey unto Linda Schauer

herein called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot # 31 and part of Lot # 30, on the Plan of Hawthorne Subdivision recorded in Book 1424, at page 22, Register's Office for Davidson County, Tennessee.
Being the same property conveyed to Don O'Donniley and wife, Karen O'Donniley by Warranty Deed from Henry Morgan, Conservator recorded in Book 5236 at Page 451, Register's Office for Davidson County, Tenessee.

This is improved property known as 1321 Clifton Lane

To HAVE AND TO HOLD the said tract or parcel of land, with

the appruences, 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 seized 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. 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, this 3rd day of August, 1992.

Ronald D. O'Donnilly

Karen J. O'Donnilly

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me Ronald D'Donnilly with whom I am personally acquainted or proved to me upon satisfactory evidence to be the person described in the forgoing instrument and who acknowledged that he is authorized to convey proprty for ~~said within named~~ corporation and he executed the same as a free act for the purposes contained therein on behalf of said barginor.

WITNESS my hand, at office, this 3 day of August 1992.

My commission expires: March 25 1995

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 89,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 3rd DAY OF July 19 92

Deputy Register

STATE OF TENNESSEE:
COUNTY OF DAVIDSON:

Personally appeared before me Karen J. O'Donnelly with whom I am personally acquainted or proved to me upon satisfactory evidence to be the person described in the forgoing instrument and who acknowledged that he is authorized to convey proprty for ~~said within named corporation~~ and she executed the same as a free act for the purposes contained therein on behalf of said barginor.

WITNESS my hand, at office, this 3 day of August, 1992.

My commission expires: March 25 1995

NOTARY PUBLIC

33501

IDENTIF. T-REFERENCE

AUG 3 1 39 PM '92

FELIX [illegible]
DAVIDSON COUNTY TN.

6988 08/03 0101 03CHECK 345.63

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8691 PAGE 778

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 89900.00
				CON TX 332.63
				PRFEE 1.00
				WDEED 12.00
				TOTAL 345.63
				CHECK 345.63
08/03/92	01			13:40 0001 6988

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

33501

IDENTIF. REFERENCE

AUG 3 1 39 PM '92

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 556813