PREPARED BY (AND RETURN TO):
**WILKINS & IVEY,** Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) (Title No: 33421)
Dav. Co. File: Box 8

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 63500.00

Affiant

Sworn and subscribed before me this 25th day of June, 1993.

Notary Public

My Comm. Expires: Sept 16, 1995

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

| ADDRESS NEW OWNER: | RESPONSIBLE FOR PAYMENT OF TAXES: | MAP-PARCEL NUMBERS |
|---|---|---|
| Daniel J. Schwengel<br>James L. Schwengel & Joyce M. Schwengel<br>4875 Shasta Drive<br>Nashville, Tennessee 37211 | BarclaysAmerican/Mortgage Corporation<br>5032 Parkway Plaza Boulevard, #8<br>Charlotte, NC 28217 | 133-16-189 |

0224 07/06 0101 03CHECK 243.95

# *WARRANTY DEED*

**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, the undersigned **Joseph A. McKinney and spouse, Heidi L. McKinney,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Daniel J. Schwengel, James L. Schwengel and spouse, Joyce M. Schwengel,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 46 on the Plan of Section Two Welch Meadows of record in Book 3700, page 60, Register's Office for said County.

SAID Lot No. 46 fronts 85.0 feet on the westerly margin of Shasta Drive and extends back 129.39 feet on the northerly line and 129.41 feet on the southerly lien to a dead line in the rear, measuring 85.0 feet thereon.

BEING the same property conveyed to Joseph A. McKinney and spouse, Heidi L. McKinney by deed from Mary H. Kirby, a single person, of record in Book 8551, page 768, Register's Office for Davidson County, Tennessee.

**Description Reference:** The description is the same as that used in the last deed prior to this transaction..

The property herein conveyed is subject to restrictive covenants of record in Book 4004 Page 340 said Register's Office, and to the matters set forth in the referenced Plan of record and to any and all matters shown on the herein referenced Plan of record in said Register's Office.

**This is improved property, known as:** 4875 Shasta Drive, Nashville, Tennessee 37211

**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.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised 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.

**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.

**WITNESS THE EXECUTION HEREOF** this 25th day of June, 1993.

**Joseph A. McKinney**

**Heidi L. McKinney**

**State of Tennessee**
**County of Davidson**

On this 25th day of June, 1993, before me the undersigned authority, personally appeared **Joseph A. McKinney** and **Heidi L. McKinney**, 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 the execution as a free act and deed.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: Sept 16, 1995

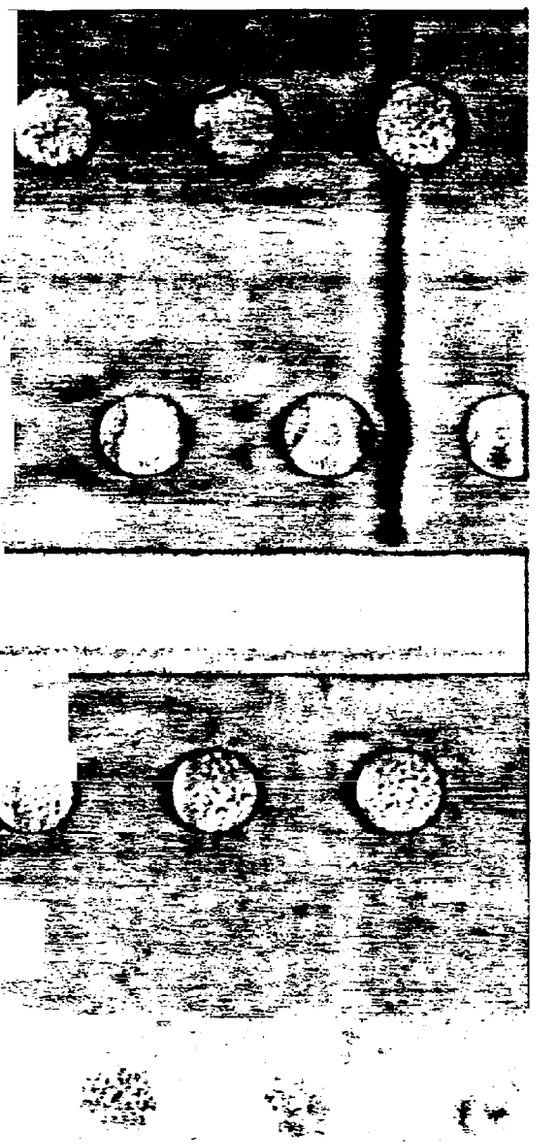
Notary Public

IDENTIF. ↑ REFERENCE

93 JUL -6 AM 9:58

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

BOOK 6004 PAGE 398



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

RECEIVED OF _____

FOR _____

BOOK 9004 PAGE 399

| | | |
|---|---|---|
| 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 63500.00 | |
| | | | MOR TX 234.95 | |
| | | | ERR CO | |
| | | | MOR TX 234.95- | |
| | | | CON TX 234.95 | |
| | | | PRFEE 1.00 | |
| | | | WDEED 8.00 | |
| | | | NOT BLANK | 243.95 |
| | | | CHECK | 243.95 |
| 07/06/93 | 01 | 09:58 | 0001 | 0224 |

RECEIPT IS NOT VALID UNTIL CHECK IS PAID

37677
IDENTIF. ◆ REFERENCE

93 JUL -6 AM 9:58
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 670688