0093299

IDENTIF. & REFERENCE

BOOK 9773 PG 639

95 AUG 25 PM 1:45

REGISTER
COUNTY, TN.

THIS INSTRUMENT PREPARED BY:
George V. Crawford, Jr.
GULLETT, SANFORD, ROBINSON & MARTIN
Third Floor
230 Fourth Avenue, North
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $147,500.00

Frederic J. Schrenger
AFFIANT

Subscribed and sworn to before me, this 23rd day of August, 1995.

Notary Public

My Commission Expires: 4/30/99

WESLEY D. TURNER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Address New Owners As Follows:	**Send Tax Bills To:**	**Map-Parcel Numbers**
Frederic J. Schrenger and wife, Lucinda B.Schrenger 1021 Edwin Warner Drive Nashville, TN 37205	SAME	129-8-38

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **LYNCH D. BENNETT, III AND WIFE, MARY KATE BENNETT**, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **FREDERIC J. SCHRENGER AND WIFE, LUCINDA B. SCHRENGER** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County ,Tennessee, being Lot No. 25 on the Plan of Section I, Warner Park Valley, as shown on the Plat of record in Book 3600, pages 12, 13 and 14, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Lynch D. Bennett, III and wife, Mary Kate Bennett by deed from Richard F. Brischke and wife, Susan Brischke of record in Book 7854, page 150, Register's Office for said County.

This conveyance is made subject to:

1. 1995 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Restrictive covenants of record in Book 3466, page 89, Register's Office for said County.

3. Matters shown on the Plan of record in Book 3600, pages 12, 13 and 14, Register's Office for said County.

This is improved property known as 1021 Edwin Warner Drive, Nashville, Tennessee 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 Grantees, their heirs and assigns, forever; and we 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 further covenant and bind ourselves, our heirs and assigns, 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 person 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 our hands this 23rd day of August, 1995.

Lynch D. Bennett, III

BY: Mary Kate Bennett Attorney-in-fact
Mary Kate Bennett, Attorney-in-fact

Mary Kate Bennett

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MARY KATE BENNETT**, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 23rd day of August, 1995.

Notary Public

My Commission Expires: 5/30/99

WESLEY D. TURNER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MARY KATE BENNETT**,, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the **ATTORNEY-IN-FACT** of the maker and is authorized by the maker to execute this instrument on behalf of the maker.

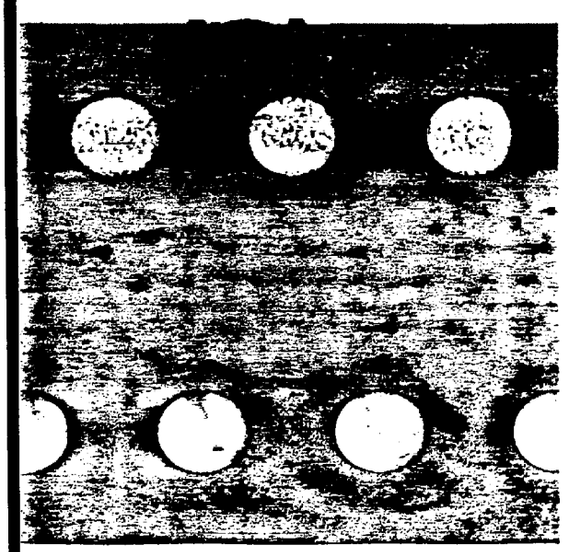
WITNESS my hand, at office, this 23rd day of August, 1995.

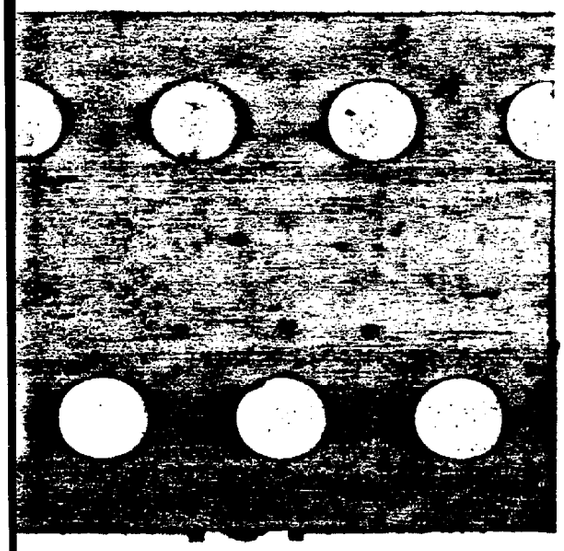
Notary Public

My Commission Expires: 5/30/99

WESLEY D. TURNER NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

554.75





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

RECEIVED OF _____

FOR _____

BOOK 9773 PG 641

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	147500.00
CON TX	545.75
PRFEE	1.00
WDEED	8.00
TOTAL	554.75
CHECK	554.75

08/25/95 01 13:47 0001 6638

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0093299
IDENTIF. ↑ REFERENCE

95 AUG 25 PM 1:45
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 345575