This instrument prepared by Edward W. Lee, Jr., Atty., 304 Second Avenue, N., Nashville, Tennessee

BOOK 3921 PAGE 61

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Joseph Kott et ux (NAME:) | First Federal Savings & Loan Assoc. (NAME:) | W26-8045 |
| 3520 Byron Avenue (STREET ADDRESS OR ROUTE NUMBER) | 236 - 4th Avenue, North (STREET ADDRESS) | MAP. 104-10 |
| Nashville, Tennessee (CITY) (P. O. ZONE) (STATE) | Nashville, Tennessee (CITY) (ZONE) (STATE) | PAR. 35 |
| | | MS |

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars, cash in hand paid by Joseph Kott and wife, Jane Marie Kott, hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, We, I, Pearl O'Donnell, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto the said 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 the westerly 56 feet 9 inches front and 53 feet 5 inches rear of Lot No. 25 on the Plan of Joseph Warners Subdivision, as of record in Book 332, page 154, Register's Office for said County.

Said part of Lot No. 25 fronts 56 feet 9 inches on the northerly side of Byron, formerly Early Avenue, and runs back 187 feet, more or less, to the southerly line of Lot No. 20 and measures 53 feet 5 inches thereon.

Being the same property conveyed to Pearl O'Donnell by deed from Dorothy C. Winton, of record in Book 2499, page 114, said Register's Office.

This is unimproved ( ) improved (X) property, known as 3520 Byron Avenue (House Number) (Street) Nashville, Tennessee (P. O. Address: City or Town) (Postal Zone)

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 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. 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 the 9th day of August, 1965.

Pearl O'Donnell
Pearl O'Donnell

STATE TAX $ 23.25
PROBATE .50
TOTAL $ 23.75

AUG 9 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID AUG 9 - 1965

STATE OF TENNESSEE, Davidson County, } SS.

Personally appeared before me, William J. Day, a Notary Public in and for said County and State, the within named Pearl O'Donnell, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 9th day of August, 1965.

Commission expires June 13, 1967

William J. Day
Notary Public

WARRANTY DEED

FROM PEARL O'DONNELL

TO JOSEPH KOTT ET UX

9 2 2 3 0

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY
STATE OF TENN.

AUG 9 10 PM '65

NOTED: BOOK 112 PAGE 304
RECORDING FEE $ 2.00
DEP. REG.

Attorneys Title Co. INC.
NASHVILLE, TENN.

FILE:
Nashville Mortgage & Realty Company