This instrument prepared by:
Ronald Curtis, Attorney
215 Exchange Bldg.
Nashville, Tennessee

WARRANTY DEED

BOOK 4332 PAGE 307

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marcia F. Cohen (NAME:)	First Federal Savings & Loan Assoc. (NAME:)	Map 115-12
6330 Torrington Road (STREET ADDRESS OR ROUTE NUMBER)	236 4th. Avenue North (STREET ADDRESS)	Par. 52
Nashville, Tennesse (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten and No/100 ($10.00)

DOLLARS

cash in hand paid and the receipt of which is hereby acknowledged and other good and valuable considerations.

Subject to a deed of trust payable to the First Federal Savings and Loan Association of record in Book 2534, page 257, Register's Office, Davidson County, Tennessee.

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $10,000.00. Affiant Martin I. Cohen
Subscribed and sworn to before me this 12 day of May 1969

Deputy Register A. Gentry

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

Martin I. Cohen ***have bargained and sold, and by these presents do transfer and convey unto the said*** Marcia F. Cohen, her ***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 Lot No. 52 on the Plan of West Meade Farms, Inc., Section "C", as of record in Book 1835, page 44, Register's Office for said County, and described as follows:

Beginning at a point in the easterly margin of Presslyn Road, the common corner of Lots 50 and 52: thence with the line between said lots easterly 256.2 feet to a corner of Lot 51; thence with the line between Lots 52 and 51, northerly 192 feet to the south margin of Gun Club Road; thence with the margin of said Road, westerly 225 feet to the beginning of a curve; thence with said curve, southwesterly 39.3 feet to a point in the easterly margin of Presslyn Road; thence with the margin of Road southerly 147.8 feet to the beginning.

Being the same property conveyed to Martin I. Cohen by deed from Sol G. Cohen of record in Book 4279, page 524, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to plan of record in Book 1835, page 44, Register's Office for Davidson County, Tennessee which shows an 85 foot setback line from Presslyn Road, a 50 foot set-back line from Gun Club Road, and a 10 foot easement for public utilities along the southerly line. This Conveyance is also made subject to restrictive covenants and easement of record in Book 1939, page 147, Register's Office, Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 6101 Bresslyn Road, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Marcia F. Cohen, her *heirs and assigns, forever.*

And I *do covenant with the said* Marcia F. Cohen *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.,* except for deed of trust to First Federal Savings & Loan Association of record in Book 2534, page 257, Register's Office, Davidson County, Tennessee.

And I, Martin I. Cohen *do further covenant and bind* Myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Marcia F. Cohen her *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 9th *day of* May, *19* 69., *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Martin I. Cohen

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Paul W. Coulter, a Notary Public in and for said County and State, the within named Martin I. Cohen

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 9th day of May, 19 69.

Paul W. Coulter, Notary Public.

Commission Expires NOV 23, 1970.

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named .....

the bargainor....., with whom I am personally acquainted, and who acknowledged that ..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ....., this ..... day of ....., 19.....

....., Notary Public.

Commission Expires .....

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be ..... of the ....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as .....

Witness my hand and seal, at office in ....., this .....day of ....., 19.....

.....
Notary Public

Commission Expires .....

MAY 12 68	CONV	10,000.00				
MAY 12 68 S'TAX			A*	26.00		
MAY 12 68 PR'FEE			A*	.50		
MAY 12 68	W'DEED		A*	6.00	*	32.50

Mail to:
Marion F. Cohen
6330 Trimpter Circle

WARRANTY DEED

FROM

Martin I. Cohen

TO

Marcia F. Cohen

A 40240

IDENTIF. REFERENCE

MAY 12 3 15 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title Company
A Division of
Kansas City Title Insurance Company
American Trust Building
S. W. Cor. Third & Union
NASHVILLE, TENNESSEE