This instrument prepared by:
Edwards, Schulman, McCarley,
Hollins & Pride
900 American Trust Building
Nashville, Tennessee

BOOK 4358 PAGE 223

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Oak Park Gardens, Inc. (NAME:)	(NAME:)	Map 107-13
Room 312, 346 Fulton Street (STREET ADDRESS OR ROUTE NUMBER)	Same as new owner (STREET ADDRESS)	Pd. 13 V M.O.
Troy, New York 12180 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of

TEN AND NO/100 ($10.00)---------- *DOLLARS*

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

I, I. R. SCHULMAN, TRUSTEE,

have bargained and sold, and by these presents do transfer and convey unto the said OAK PARK GARDENS, INC., its successors

and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

TRACT NO. I: Land in the 2nd Civil District of Davidson County, Tennessee, described partly according to a survey made by T. R. Sanford, Surveyor, May 31, 1966, and described as follows:

Beginning at a point in the easterly margin of a 25-foot easement for gravel drive between the properties owned by Marion Thurman and wife, and Roger C. Smith, said point is 175.87 feet south of the southerly margin of Thompson Place, formerly Honeysuckle Place; thence North 82° East 173 feet more or less to a point; thence South 11° 24' East 72.2 feet to a point; thence South 84° West 175 feet to a point in the easterly margin of said easement for gravel drive; thence North 0° 30' West along the easterly margin of said easement for gravel drive, 65 feet to the point of beginning.

Conveyance of this tract is subject to a deed of trust to Charles Nelson, Trustee, of record in book 4155, page 266, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 195.00

Subscribed and sworn to before me, this the 12th day of August, 19 69

Affiant

My commission expires: 2-23-73

(Affix Seal)

Notary Public

TRACT NO. II: A certain tract or parcel of land lying and being in the Second, formerly the Third Civil District, of Davidson County, Tennessee, described according to a survey made by Z. J. Wilkinson, Surveyor, January 4, 1960, as follows:

Beginning on the southerly margin of Honeysuckle Lane in the westerly line of 16.81 acres conveyed to M. E. Eubank, by deed from Joseph R. West, Clerk and Master, of record in book 851, page 284, Register's Office for said County; thence with said lane, North 81° East 349 feet to an iron pin; thence South 9° 30' East 240 feet to an iron pin; thence North 84° East 125 feet to an iron pin; thence South 6° East 144.5 feet; thence South 89° 30' West 32 feet to a post; thence South 57° 15' West 65 feet to a stake; thence South 57° 15' West 165 feet to a post; thence North 23° 02' West 291 feet to a post; thence North 47° 35' West with a fence 246.3 feet to the beginning.

Conveyance of this tract is subject to a deed of trust to James B. Turner, Trustee, of record in book 4102, page 730, Register's Office for Davidson County, Tennessee

Both tracts being the same property conveyed to I. R. Schulman, Trustee, by deed from Marion Thurman and wife, Eva M. Thurman, of record in book 4342, page 623, Register's Office for Davidson County, Tennessee.

unimproved ( ) This is improved (XX) property, known as LaVista Villa Apartments, Nashville, Tennessee 37217
(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 OAK PARK GARDENS, INC., its successors ~~heirs~~ *and assigns, forever.*

And I *do covenant with the said* Oak Park Gardens, Inc., *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 as herein-above set forth, and taxes for the year 1969, subject to which this conveyance is executed.

And I, I. R. Schulman, Trustee, *do further covenant and bind* myself, my successors ~~heirs~~ *and representatives, to warrant and forever defend the title to the said land to the said* Oak Park Gardens, Inc., its successors ~~heirs~~ *and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this day of* August, 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.*

I. R. Schulman, Trustee

I. R. Schulman, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, W. Wayne Kelly, a Notary Public in and for said County and State, the within named I. R. Schulman, Trustee,

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 8th day of August, 1969.

W. Wayne Kelly, Notary Public.

Commission Expires 4/15/71.

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, , being authorized so to do, executed the foregoing instrument for the purposes 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.

WARRANTY DEED

FROM

I. R. Schulman, Trustee

TO

Oak Park Gardens, Inc.

mail to I R Schulman

A 5 1 1 2 7

IDENTIF. REFERENCE

Aug 18 11 12 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

AUG 18 69 CONV
AUG 18 69 S'TAX
AUG 18 69 RFEE
AUG 18 69 WDEED

2000.00

A* 2,067.00
A* .50
A* 6.00
* 2,073.50

BOOK 4358 PAGE 226