This instrument was prepared by
GRISSIM AND SHORT, Attorneys
Court Square Building
Nashville, Tenn.

BOOK 4425 PAGE 573

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
HOWE GARDEN APARTMENTS	Nashville Mortgage & Realty Co. XXXXXX	Map 83-2
(NAME) 190 Dale Circle	(NAME) 304 2nd Ave. North	Par. 241
(STREET ADDRESS OR ROUTE NUMBER) Nashville Tenn. 37211	(STREET ADDRESS) Nashville, Tennessee	W27-23810
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00)---------- Dollars, CASH AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

I, RENA SULLIVAN, UNMARRIED

have this day bargained and sold, and do hereby transfer and convey unto the said HOWE GARDEN APARTMENTS, A PARTNERSHIP COMPOSED OF ROBERT A. KEENAN AND NELL N. KEENAN

ITS (successors), ~~HEIRS~~ and assigns,

certain real estate in Davidson County, Tennessee, as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING PART OF LOT NO. 2, ALL OF LOTS NOS. 3 4 AND 5 AND A 25-FOOT AVENUE LYING WEST OF LOT NO. 5 IN THE SUBDIVISION OF LOTS NOS. 16 AND 17 IN THE PLAN OF BROWNSVILLE, NOT OF RECORD, DESCRIBED TOGETHER ACCORDING TO A SURVEY MADE BY JAMES A. HAMILTON, JR., ENGINEER, JULY 14, 1967 AS FOLLOWS:

BEGINNING AT AN IRON PIN IN THE NORTHERLY MARGIN OF GREENWOOD AVENUE IN THE EASTERLY LINE OF THE PROPERTY CONVEYED TO E. B. GRAY AND WIFE, BY DEED FROM DAN LEECH AND WIFE, OF RECORD IN BOOK 3640, PAGE 490; THENCE WITH THE EASTERLY LINE OF SAID PROPERTY, NORTH 0 DEG. 03' 27" EAST 630.8 FEET TO AN IRON PIN IN THE SOUTHERLY MARGIN OF McKENNIE, FORMERLY HICKMAN STREET; THENCE WITH SAID STREET, EASTWARDLY 481.68 FEET TO A POINT; THENCE SOUTH 0 DEG. 09' 53" EAST 630.8 FEET TO AN IRON PIN IN THE NORTHERLY MARGIN OF GREENWOOD AVENUE; THENCE WITH SAID AVENUE, WESTWARDLY 484.11 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO RENA SULLIVAN BY DEED FROM FIRST AMERICAN NATIONAL BANK, EXECUTOR AND TRUSTEE OF THE ESTATE OF HARRY A. HOWE, DECEASED, AS OF RECORD IN BOOK 4193, PAGE 217; BY DEED FROM TENNESSEE BOTANICAL GARDENS & FINE ARTS CENTER, INC., AS OF RECORD IN BOOK 4243, PAGE 693; AND BY DEED FROM ELVIN CANTRELL AND WIFE, AS OF RECORD IN BOOK 4215, PAGE 625, R.O.D.C.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 75,000.00

Subscribed and sworn to before me, this the 20th day of MAY 1970

Affiant: V. Rena Sullivan

My Commission expires: May 7- 1974 (Affix Seal)

Notary Public: Jean Richardson

This is unimproved ( ) improved (X) property, known as 1925 GREENWOOD AVENUE, NASHVILLE, TENNESSEE
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said HOWE GARDEN APARTMENTS

ITS (successors),

~~HEIRS~~ and assigns forever. I covenant that I AM lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered. EXCEPT FOR 1970 TAXES WHICH GRANTEE ASSUMES.

I further covenant and bind MYSELF, MY heirs and representatives, to warrant and forever defend the title to said real estate to said HOWE GARDEN APARTMENTS

ITS

(successors), heirs and assigns, against the lawful claims of all persons.

Witness MY hand this 20 day of MAY, 19 70 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

V Rena Sullivan

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Ezell Dickerson, *a Notary Public in and for said County and State,* RENA SULLIVAN

the within named 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* 21st *day of* MAY, *19* 70

Commission expires May 7 - 1974 Ezell Dickerson *Notary Public*

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.....

WARRANTY DEED

FROM

RENA SULLIVAN

TO

HOWE GARDEN APARTMENTS

JUN 1970	CONV	75,000.00			
JUN 1970	S'TAX		A*	195.00	
JUN 1970	PR'FEE		A*	.50	
JUN 1970	W'DEED		A*	3.00	* 198.50

A 8 1 1 5 4

IDENTIF. REFERENCE

JUN 19 9 55 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE