BOOK 4482 PAGE 802 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 15,150.00

Mary V. Vaughn
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 26th DAY OF February 19 71

Mary [illegible]
Notary Public

MY COMMISSION EXPIRES: 11/12/72
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Charles C. Trabue, III, 26th Floor, L & C Tower, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary V. Vaughn, and Catherine (NAME) Vaughn	Commerce Union Bank (NAME)	MAP 71-12
1434 Rosedale Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 60387 (STREET ADDRESS)	PAR 253
Nashville, Tenn. 37207 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37206 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, ~~Zeitlin Construction Company, Inc.~~

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mary V. Vaughn and Catherine Vaughn, as tenants in common

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 3 on the plan of the Re-subdivision of part of Lot No. 6 of A. B. Spain's Subdivision, as of record in Book 4350, page 72, Register's Office for said County.

SAID Lot No. 3 fronts 50.0 feet along the northwesterly margin of Rosedale Avenue and extends back between two parallel lines 150.0 feet to a line in the rear measuring 50.13 feet thereon.

BEING part of the same property conveyed to Zeitlin Construction Co., Inc., by deed from Land Systems International, Inc., of record in Book 4418, page 967, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1434 Rosedale Avenue, Nashville, Tennessee 37207
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

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 my hand this 26th day of February, 19 71

Zeitlin Construction Company, Inc.

Harry Zeitlin

Harry Zeitlin, Vice-President.

STATE OF TENNESSEE
Davidson County

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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 _____, Tennessee, this _____ day of _____ 19____.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, Mary E. Jackson, a Notary Public within and for the State and County aforesaid, personally appeared Harry Zeitlin

and _____ with whom I am personally acquainted and who upon (his oath) acknowledged (himself) to be the Vice-President and _____ respectively of the Zeitlin Construction Company, Inc. the within named bargainor, a corporation, and that (he) as such Vice-President and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Harry Zeitlin as such Vice-President, and attesting the same by the said _____

Witness my hand and official seal at office at Nashville on this the 26th day of February, 19 71.

My commission expires 11/12/72

Mary E. Jackson
Notary Public

WARRANTY DEED

FROM

ZEITLIN CONSTRUCTION CO., INC.

TO

MARY V. VAUGHN, AND CATHERINE VAUGHN, AS TENANTS IN COMMON

B 0 6 1 6 5

IDENTIF. REFERENCE

MAR 1 11 27 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

Charles C. Trabue, III
26th Floor, L & C Tower
Nashville, Tennessee

MAR-17	CONV	15,150.00				
MAR-17	S'TAX		A*	39.26		
MAR-17	PR'FEE		A*	.50		
MAR-17	W'DEED		A*	3.00	*	42.76