BOOK 4485 PAGE 703

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Third National Bank Trust Dept (NAME)	Same (NAME)	M/. 104-E
Fourth and Church (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	101. 126
Nashville, Tenn. 37219 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	Map 92 44 Lot 436 Par

For and in Consideration of the sum of ********** FIVE and NO/100 ($5.00) ********** *DOLLARS* cash in hand paid and other good and valuable considerations, receipt of all of which is hereby acknowledged, undersigned, PENN REALTY COMPANY, INC.,

230,000.00

has ~~xxx~~ does *bargained and sold, and by these presents ~~xx~~ transfer and convey unto the said* GRACE ALFORD GOLD her *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

TRACT NO. 1: Being parts of Lots Nos. 224, 225 and 226 on McNairy's Plan of West Nashville Lots, as of record in Plan Book 1, page 15, and in Minute Book "O", pages 135 and 136, Chancery Court at Nashville, described according to survey made by S. R. Sanford, Jr., Surveyor, September 6, 1946, as follows: Beginning at the intersection of West End Avenue and Broadway, formerly Broad Street, thence with the southeasterly margin of said avenue, westwardly 296 feet 2-1/4 inches to the easterly margin of 17th Avenue, South, formerly Addison Avenue; thence with the easterly margin of 17th Avenue, South, southwardly 144 feet 2 inches to the northerly margin of Broadway; thence with the northerly margin of Broadway, eastwardly 306 feet 4-1/2 inches to the beginning. Being the same property conveyed to Penn Realty Company, Inc., by deed of Commerce Realty Company, of record in Book ____, page ____, R.O.D.C., Tennessee.

TRACT NO. 2: Lots Nos. 113 and 114, and the northerly 10 feet of Lot 115, on the revised plan of part of University Place as of record in Book 332, page 145, Register's Office of Davidson County, Tennessee, said Lots 113 and 114 and the northerly 10 feet of Lot 115, together front 110 feet on the easterly side of Twenty-First Avenue, South, formerly Hillsboro Road, and run back between parallel lines 150 feet to an alley, Lot 113 running back with the southerly margin of Peabody Place. Being the same property conveyed by Harding Realty Company to Penn Realty Company, Inc., of record in Book ____, Page ____, R.O.D.C., Tennessee.

STATE OF NEW YORK:
COUNTY OF NEW YORK

The actual consideration or value whichever is greater, for this transfer is $230,000.00

Subscribed and sworn to before me, this the ____ day of ____, 19__

Affiant

JAMES T. QUINN
NOTARY PUBLIC, State of New York
(Affix Seal)
Qualified in Suffolk County
Certificate filed in New York County
Commission Expires March 30, 1972

My commission expires ____

Notary Public

unimproved ( )
This is improved (X) property, known as 1615 Broadway, Nashville, Tennessee
2013 Capers Avenue, 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 GRACE ALFORD GOLD *her heirs and assigns, forever.*

And grantor does *covenant with the said* GRACE ALFORD GOLD *that* it is *lawfully seized and possessed of said land in fee simple;* has *a good right to convey it, and the same is unencumbered.* except for taxes for the current year

And PENN REALTY COMPANY, INC., does *further covenant and bind* itself, its successors *and* assigns, *to warrant and forever defend the title to the said land to the said* GRACE ALFORD GOLD, *her heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand*s *this* 24 *day of* March, 19 71, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

PENN REALTY COMPANY, INC.

By: _____
President

By: _____
Secretary

This Instrument was prepared in the
office of Barksdale, Whalley, Leaver
Gilbert & Frank
SEVENTH FLOOR
Third National Bank Building
Nashville, Tennessee 37219

By _____

RECORDER'S NOTE
Legibility of Writing, Typing or Printing in this
Document Unsatisfactory for Clear Reproduction

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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*.....

....., *Notary Public.*

Commission Expires.....

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 NEW YORK
COUNTY OF NEW YORK

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* JACK GOLD and GRACE S. GOLD, *with whom I am personally acquainted, and who, upon oath, acknowledged* themselves to be President and Secretary, respectively, of PENN REALTY COMPANY, INC., *the within named bargainor, a corporation, and that* they *as such* President and Secretary, *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* themselves as President and Secretary.

Witness my hand and seal, at office in New York, New York *this* ..... *day of* March, *19* 71.

JAMES T. QUINN
NOTARY PUBLIC, State of New York
No. 52-4705[illegible]
Qualified in Suffolk County
Certificate filed in New York County
Term expires March 30, 1972

.....
Notary Public

Commission Expires.....

WARRANTY DEED

FROM

PENN REALTY COMPANY, INC.

TO

GRACE ALFORD GOLD

R 0 7 4 5 7

IDENTIF. REFERENCE

MAR 12 11 37 AM '71

FEE REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

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