BOOK 4538 PAGE 870

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $47,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF September 19 71

Notary Public

MY COMMISSION EXPIRES: [illegible]

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY This instrument was prepared by Jno. B. Cobb, Jr., Attorney at Law Stahlman Building, Nashville, Tenn.

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOSEPH H. FISHBEIN ET UX (NAME)	SAME (NAME)	Map 131-14
4609 Skymont Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 1
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Imp.

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, Roy M. Niel and wife, Alice Arthur Niel

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joseph H. Fishbein and wife, Gloria B. Fishbein

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:

Land in Davidson County, Tennessee, being Lot No. 273 on the Plan of Tynewood Estates, Section II, of record in Book 2900, pages 89 and 90, Register's Office for said County.

Said lot fronts 199.1 feet on the west side of Skymont Drive and extends back 516 feet on the north line and 504 feet on the south line, to a dead line on which it measures 133 feet.

Being the same property conveyed to Roy M. Niel and wife, Alice Arthur Niel, by deed from Haury & Smith Contractors, Inc., of record in Book 3285, page 187, Register's Office for Davidson County, Tennessee.

This is unimproved (X) improved ( ) property, known as 4609 (House Number) Skymont Drive (Street) Nashville (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 our hands this 18th day of September, 19 71

Roy M. Niel

Alice Arthur Niel

STATE OF TENNESSEE
Davidson County

BOOK 4538 PAGE 871

Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named Roy M. Niel and wife, Alice Arthur Niel

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 18th day of September 19 71

Commission expires February 26, 1975

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19:__.

My commission expires _____

Notary Public

WARRANTY DEED

FROM

ROY M. NIEL AND WIFE,

ALICE ARTHUR NIEL

TO

JOSEPH H. FISHBEIN AND WIFE,

GLORIA B. FISHBEIN

B 3 1 4 4 0

IDENTIF. REFERENCE

Sep 22 10 52 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

SEP 22	CONV	47,500.00			
SEP 22	S'TAX		A*	123.50	
SEP 22	PR'FEE		A*	.50	
SEP 22	W'DEED		A*	4.00	* 128.00

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.