WARRANTY DEED

BOOK 4564 PAGE 683

ADDRESS NEW OWNER (S) AS FOLLOWS (NAME)	SEND TAX BILLS TO (NAME)	MAP PARCEL NUMBERS
Albert S. Kaplan et ux, Tamar Kaplan	SAME	Map. 145-13
5328 General Forrest Ct. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 29
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	FH 23614 Pd

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00)---------- Dollars,

and other good and valuable consideration, the receipt of which is hereby acknowledged,

JAMES N. MADDOX and wife, DRANE D. MADDOX

have this day bargained and sold, and do hereby transfer and convey unto the said ALBERT S. KAPLAN and wife, TAMAR KAPLAN their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 161 on the Plan of Tyne Valley Estates, Section 9, as of record in Book 3700, page 65, Register's Office for said County.

SAID Lot No. 161 fronts 237.48 feet on the easterly side of General Forrest Court and extends back 522.90 feet on the southerly line which is a broken line and 415.0 feet on the northerly line to a dead line measuring 452.0 feet thereon.

BEING the same property conveyed to James N. Maddox and wife, Drane D. Maddox by deed from Haury & Smith Contractors, Inc., of record in Book 4363, page 177, 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 $69,000.00

Subscribed and sworn to before me, this the 28 day of December 19 71

Affiant Barbara Jencks

My commission expires: 4-30-73 (Affix Seal)

Notary Public Gail Pigg

( ) unimproved (X) This is improved property, known as 5328 General Forrest Court (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 ALBERT S. KAPLAN and wife, TAMAR KAPLAN their (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said ALBERT S. KAPLAN and wife, TAMAR KAPLAN their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 28th day of December, 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.

James N. Maddox Drane D. Maddox

James N. Maddox

Drane D. Maddox

THIS INSTRUMENT WAS PREPARED BY:
GAIL P. PIGG, ATTORNEY
916 J. C. BRADFORD BLDG.
NASHVILLE, TENN. 37219

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gail Pigg, *a Notary Public in and for said County and State,* James N. Maddox and wife, Drane D. Maddox

*the within named 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* 24 *day of* December, *19*71.

Gail Pigg
Notary Public

Commission expires 4-30-73

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 .....

DEC29 71	CONV	69,000.00			
DEC29 71	STAX		A*	179.40	
DEC29 71	RFEE		A*	.50	
DEC29 71	WDEED		A*	4.00	* 183.90

B 42859

IDENTIF. REFERENCE

Dec 29 10 28 AM '71

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

James N. Maddox, et ux

TO

Albert S. Kaplan, et ux

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE

Return: Gail Pigg

Gen. Title 213590