WARRANTY DEED

BOOK 4582 PAGE 767

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John S. Bransford et ux	Same	SD- 69375
(NAME:)	(NAME:)	129-4
Brookhollow Rd. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PAR. 2
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Same (CITY) (ZONE) (STATE)	BM

For and in Consideration of the sum of TEN AND NO/100 ($10.00)---------- ---------- *DOLLARS* cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, ROY SHAINBERG, LYTLE BROWN, III, SHERRON WEINBERGER and CECIL FOX, *have bargained and sold, and by these presents do transfer and convey unto the said* JOHN S. BRANSFORD and wife, HELEN D. BRANSFORD, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in the 8th Civil District of Davidson County, Tennessee, and being part of lot No. 6 of the plan of West Meade Farms, Inc., Section 1, of record in book 1424, page 47, Register's Office of said County, as follows:

Beginning at a point in the east margin of Brookhollow Road, said point being 188.3 feet south of the northwest corner of lot No. 6, measured along the margin of Brookhollow Road; thence South 72° 37' East 539.23 feet; thence South 14° 36' West, 150.75 feet; thence South 24° 57' West 185.88 feet; thence South 54° 22' West, 42.96 feet; thence North 35° 38' West 200.00 feet; thence North 63° 40' West, 360.85 feet to the east margin of Brookhollow Road; thence along the east margin of said Road North 26° 20' East 62.3 feet; thence along a curve to the left, radius 843.7 feet, 132.04 feet to the point of beginning, containing 3.21 acres, more or less.

Being part of the property conveyed to Roy Shainberg, Lytle Brown, III, Sherron Weinberger and Cecil Fox, as equal tenants, by deed from John S. Bransford and wife, Helen D. Bransford, of record in book 4481, page 19, Register's Office for said County.

This Instrument Prepared By
Schulman, McCarley, Hollins and Pride
900 American Trust Building
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 150,000.00

Subscribed and sworn to before me, this the 9th day of Dec., 1972

Affiant

My commission expires: 8-9-75 (Affix Seal)

Notary Public

This conveyance is made subject to owner's certificate, a 100-foot minimum setback line from Brookhollow Road, as shown on plan of record in book 1424, page 47, Register's Office for Davidson County, Tennessee, and restrictive covenants of record in book 2998, page 498, and book 1427, page 19, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as Brookhollow Road, 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 JOHN S. BRANSFORD and wife, HELEN D. BRANSFORD, their *heirs and assigns, forever.*

And we *do covenant with the said* John S. Bransford and wife, Helen D. Bransford, *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,* except by owner's certificate, certain minimum building setback lines and restrictive covenants, as hereinabove set forth, and taxes for the year 1972, subject to which this conveyance is executed.

And we, Roy Shainberg, Lytle Brown, III, Sherron Weinberger and Cecil Fox, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* John S. Bransford and wife, Helen D. Bransford, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 6th *day of* ~~February~~ March, *19* 72, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Roy Shainberg

Lytle Brown, III

Sherron Weinberger

Cecil Fox

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Annie Geese, *a Notary Public in and for said County and State, the within named* Roy Shainberg, Lytle Brown, III, Sherron Weinberger and Cecil Fox,

*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* 6th *day of* March, *19*72.

Annie Geese, *Notary Public.*

Commission Expires: 5-23-23

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 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

Roy Shainberg et al

TO

John S. Bransford et ux

B5 I 495

IDENTIF. REFERENCE

MAR 10 11 52 AM '72

FELIX [illegible] II REGISTER
DAVIDSON COUNTY, TENN.

MAR 10 72 CONV 90,000.00 A* 390.00
MAR 10 72 CONV 60,000.00 A* .50
MAR 10 72 STAX A* 8.00
MAR 10 72 PRTEE * 398.50
MDEED

Compliments of

GUARANTY TITLE

Office of

[illegible] INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

..ASHVILLE, TENNESSEE

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