BOOK 4599 PAGE 145

Prepared by: Earl A. McNabb, Atty.
610 Stahlman Building
Nashville, Tennessee

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Robert P. Ausbrooks, Sr. (NAME)	Robert P. Ausbrooks, Sr. (NAME)	15D 18430
3900 Katherine Street (STREET ADDRESS OR ROUTE NUMBER)	3900 Katherine Street (STREET ADDRESS)	Par No 286
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Map 61-15

FOR AND IN CONSIDERATION of the sum of Ten ($10.00)----------

---------- Dollars,

Cash in hand paid and other good and valuable consideration.

I, Roberta W. Ausbrooks

have this day bargained and sold, and do hereby transfer and convey unto the said Robert P. Ausbrooks, Sr.

his

~~(wife)~~, heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 79 and the southerly 46 feet front and 41 feet rear of Lot No. 80 on the Map of M. N. Young's Inglewood Annex, a re-subdivision of Lots Nos. 1 to 4, inclusive of the Williams 31-acre tract, as of record in Book 547, page 197, and described according to a loan survey by T. R. Sanford, dated March 6, 1962,as follows:

Beginning at an iron pin at the northeasterly corner of the intersection of Katherine Street and Newman Avenue; thence northeasterly along the easterly margin of Katherine Street 99 feet to an iron pin; thence southeasterly parallel to and 7 feet from the southerly margin of Lot No. 81, 175.2 feet to an iron pin; thence southwesterly 89.6 feet to an iron pin in the northerly margin of Newman Avenue, thence northwesterly along said margin of said Avenue, 175 feet to the point of beginning.

Being the same property as conveyed by Warranty Deed from Robert P. Ausbrooks, Sr., to Roberta W. Ausbrooks of record in Book 4473, page 799, Register's Office, Davidson County, Tennessee and from William A. Cronwall, et ux to Robert P. Ausbrooks, Sr., and wife, Roberta W. Ausbrooks, of record in Book 3370, page 233, Register's Office, Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual ~~consideration or~~ value whichever is greater, for this transfer is $23,000.00

Subscribed and sworn to before me, this the 31st day of May 19 72

Affiant

My commission expires:

(Affix Seal)

Notary Public

Reg. Register

This is { unimproved ( ) / improved (X) } property, known as 3900 Katherine Street, Nashville, Tennessee
(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 Robert P. Ausbrooks, Sr. his ~~wife~~, heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Robert P. Ausbrooks, Sr., his ~~wife~~, heirs and assigns, against the lawful claims of all persons.

Witness my hand this 30th day of 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.

Paul E. Craddock — Roberta W. Ausbrooks

Lorayne Callahan

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FLORIDA
STATE OF ~~TENNESSEE~~ BROWARD
COUNTY OF ~~DAVIDSON~~

Personally appeared before me, LORAYNE J. CALLABAU, *a Notary Public in and for said County and State,* Roberta W. Ausbrooks

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at HOLLYWOOD Florida
this 30th *day of* March, *19* 72

Loraine J. Callabau *Notary Public*

NOTARY PUBLIC, STATE of FLORIDA at LARGE
MY COMMISSION EXPIRES JUNE 18, 1973
BONDED THROUGH FRED W. DIESTELHORST

Commission expires.....

NOTARY PUBLIC STATE OF FLORIDA AT LARGE

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.....

MAY-8[illegible] CONV 22,000.00
MAY-8[illegible] STAX A* 57.20
MAY-8[illegible] RFEE A* .50
MAY-8[illegible] FILED A* 4.00 * 61.70

WARRANTY DEED
FROM
ROBERTA W. AUSBROOKS
TO
ROBERT P. AUSBROOKS, SR.

B 58458

IDENTIF. REFERENCE

MAY 8 11 04 AM '72
FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE