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

BOOK 4630 PAGE 751

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)	27 W2 3900
3900 Katherine Street (STREET ADDRESS OR ROUTE NUMBER)	3900 Katherine Street (STREET ADDRESS)	83-3
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Par No. 63

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

Cash in hand paid, receipt of which is hereby acknowledged, other good and valuable consideration, including the assumption of the outstanding mortgage by the purchaser.

I, Roberta W. Ausbrooks,

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

his

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

A tract or parcel of land in the City of Nashville, Davidson County, Tennessee, more particularly described as follows:

Beginning at the point of the intersection of the north line of Greenwood Avenue and the west line of Porter Road, thence westwardly along said north line of Greenwood Avenue, a distance of seventy seven (77) feet to a point in the lot line between Lots 7 and 8 of the revised plan of Sharpe and Horns Fifth Addition, See Plan Book 332, page 70, Register's Office, Davidson County, Tennessee; thence northwardly along the lot line between Lots 7 and 8, a distance of 125.72 feet to a point; thence eastwardly forming an interior angle of 74° 12', a distance of 108.32 feet to a point in the west line of Porter Road; thence southwardly along said west line of Porter Road, a distance of 100 feet to the point of beginning, containing 10,256.1 square feet.

The covenants contained in said deed are incorporated herein and transferred subject thereto, together with the easements and restrictions thereon.

Being the same property conveyed to Roberta W. Ausbrooks by Warranty Deed from Robert Perry Ausbrooks of record in Book 4473, page 801, Register's Office, Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual ~~consideration or~~ value whichever is greater, for this transfer is $ 30,000.00

Subscribed and sworn to before me, this the 23rd day of March, 1972

Affiant Robert P. Ausbrooks Sr

My commission expires (Affix Seal)

Notary Public D. Williamson Deputy Register

This is ~~unimproved~~ improved (X) property, known as Porter Road at Greenwood Avenue, 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 Perry Ausbrooks, Sr., his

~~successors~~ heirs and assigns forever. I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as noted

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Robert Perry Ausbrooks, Sr.,

his

~~successors~~ 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. Caldwell
Frayne Callahan

Roberta W. Ausbrooks

BOOK 4630 PAGE 752

FLORIDA

STATE OF ~~TENNESSEE~~ }
COUNTY OF ~~DAVIDSON~~ } BROWARD

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 30 *day of* March, *19* 72

Lorayne J. Callabau *Notary Public*

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

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 .....

AUG 23 72 CONV 30,000.00
AUG 23 72 S'TAX A* 78.00
AUG 23 72 PR'FEE A* .50
AUG 23 72 W'DEED A* 4.00 * 82.50

WARRANTY DEED

FROM
ROBERTA W. AUSBROOKS
TO
ROBERT PERRY AUSBROOKS, SR.

B 72796

IDENTIF. REFERENCE

AUG 23 10 42 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 250-2650
NASHVILLE, TENNESSEE