BOOK 4665 PAGE 486

This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

Sidney Averbuch, Mandell L. Cypress and Emanuel Schatten

TO

~~Warren E. Dean, III and wife,~~ Lucille Dean

For draftsman's use

This instrument was prepared by
J. B. Watson, Jr., Attorney
1119 Stahlman Building
Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Warren E. Dean, III, et ux (NAME)	Community Federal Savings & Loan Association (NAME)	Map 92-4
1514 Compton Ave. (STREET ADDRESS OR ROUTE NUMBER)	2605 Jefferson Street (STREET ADDRESS)	Par. 164-165
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. (CITY) (STATE) (ZIP)	

B 8826 0

IDENTIF. REFERENCE

Dec 18 4 19 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

(FOR REGISTER'S USE)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 28,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF December, 1972.

Notary Public

MY COMMISSION EXPIRES: Notary Public

(AFFIX SEAL)

For and in Consideration of the sum of Twenty Eight Thousand Five Hundred----------($28,500.00)------ DOLLARS

paid in cash, the receipt of which is hereby acknowledged, we, Sidney Averbuch, Mandell L. Cypress and Emanuel Schatten

have bargained and sold, and by these presents do transfer and convey unto the said Warren E. Dean, III and wife, Lucille Dean, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lots Nos. 81 and 82 on the Map of Thomas Harding's First Addition to Nashville, as of record in Book 19, page 241, Register's Office for said County.

Said lots adjoin and front together 108 feet on the northerly side of Grant, formerly Polk, Street, now being Ireland Street, and run back between parallel lines 160 feet to an alley.

Being the same property conveyed to Sidney Averbuch, Mandell L. Cypress and Emanuel Schatten by deed from Elizabeth Jones of record in Book 2878, page 17, Register's Office for Davidson County, Tennessee.

Taxes for 1972 have been prorated.

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This is { unimproved / improved (X) } property, known as 1304-1306 (House Number) Ireland Street (Street) Nashville (P. O. Address: City or Town) Tenn (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Warren E. Dean, III and wife, Lucille Dean, their heirs and assigns, forever.

And we do covenant with the said Warren E. Dean, III and wife, Lucille Dean 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.

And we, Sidney Averbuch, Mandell L. Cypress and Emanuel Schatten do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Warren E. Dean, III & wife, Lucille Dean, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hand s this 18 day of December, 19 72

Sidney Averbuch
Emanuel Schatten
Mandell L Cypress

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Alfred C Galloway, a Notary Public in and for said County and State, the within named Sidney Averbuch, Mandell L. Cypress and Emanuel Schatten

the bargainor, 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 18 day of Dec., 19 72

ALFRED C. GALLOWAY NOTARY PUBLIC DAVIDSON COUNTY

Alfred C Galloway, Notary Public.

Commission expires Feb 7, 1973

DEC 18 CONV 28,500.00
DEC 18 S'TAX A* 74.10
DEC 18 PR'FEE A* .50
DEC 18 W'DEED A* 4.00 78.60

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 .....