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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF February 1973.

Notary Public

MY COMMISSION EXPIRES: 2-11-76

(AFFIX SEAL)

Mail to THIS INSTRUMENT WAS PREPARED BY
Richard D. Taylor, Attorney, 300 James Robertson Pkwy., Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gerald Fridrich et al. (NAME)	Fridrich & Hooper Realty Co (NAME)	21W2580
3009 Poston Avenue (STREET ADDRESS OR ROUTE NUMBER)	112 30th Ave North (STREET ADDRESS)	
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville Tennessee 37203 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, James P. Clarke, Jr. and Fred Cassetty, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gerald Fridrich, Harry Peffen and Hale Hooper

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 44 on the Plan of Forde's Subdivision of Lot No. 41 on Boyd Cockrill Spring Tract called "Alicia Terrace" as of record in Book 57, page 46, Register's Office for Davidson County, Tennessee.

Said Lot No. 44 fronts 50 feet on the southerly side of Poston Avenue and runs back between parallel lines, with the westerly margin of an alley, 150 feet to an alley in the rear.

Being the same property conveyed to James P. Clarke, Jr. and Fred Cassetty, Jr. by deed from Wilber L. Boswell and wife, Mildred Boswell of record in Book 4218, page 881, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 3009 Poston Avenue, Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 1st day of February, 1973

James P. Clarke, Jr.

Fred Cassetty, Jr.

Notary: Comm. expires 2-11-76

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Frances Pounders, a Notary Public in and for said County and State, the within named James P. Clarke, Jr. and Fred Cassetty, Jr.

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 1st day of February 19 73

Commission expires 2-11-76

/S/ Frances Pounders
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

James P. Clarke, Jr. and Fred Cassetty, Jr.

TO

Gerald Fridrich, Harry Peffen and Hale Hooper

B 9 3 5 1 3

IDENTIF. REFERENCE

FEB 2 1 34 PM '73

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FEB-73	CONV	18,500.00			
FEB-73	S'TAX		A*	48.10	
FEB-73	PR'FEE		A*	.50	
FEB-73	W'DEED		A*	4.00	* 52.60