BOOK 4713 PAGE 114

prepared by: John B. Downey
Royal Oak Bldg.
Nashville, Tenn.

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Philip Maurice Pfeffer	New Owner	
(NAME)	(NAME)	160-6
618 Harpeth Parkway East		34
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn., 37221		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Twelve thousand five hundred and no/100 Dollars,

J. B. Downey, Trustee, but not personally or individually,
have this day bargained and sold, and do hereby transfer and convey unto the said Philip Maurice Pfeffer and
wife, Pamela Korte Pfeffer their (successors), heirs and assigns,
certain real estate in Davidson County, Tennessee, as follows:

LAND in Davidson County, Tennessee, being Lot No. 194 on the Map showing the addition to Section One, Oak Hill Estates, as of record in Book 4300, page 23, Registers's Office for said County.

SAID Lot No. 194 fronts 255 feet on the westerly side of U. S. Highway 31 (Franklin Road) and runs back between lines 457 feet on the southerly side and 450 feet on the northerly side to a line in the rear measuring 170.37 feet theron.

BEING the same property conveyed to J. B. Downey, Trustee, by deed from John G. Brittle and wife, Nancy P. Brittle, of record in Book 4607, pate 182, Registers's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for 1973 which have been pro rated, Restrictive Covenants and the Plan of record.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 12,500.00

Subscribed and sworn to before me, this the 29 day of May 19 73

Affiant

My commission expires: (Affix Seal) Notary Public

This is unimproved (x) improved ( ) property, known as Franklin Road, Nashville, Tenn., 37220
(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 Philip Maurice Pfeffer and wife, Pamela Korte Pfeffer, their (successors),
heirs and assigns forever. he covenant that he is lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

he further covenant and bind himself, his heirs and representatives, to warrant and forever defend the title to said real estate to said Philip Maurice Pfeffer and wife, Pamela Korte Pfeffer (successors), heirs and assigns, against the lawful claims of all persons.

Witness his hand this 29th day of May, 19 73 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

J. B. Downey, Trustee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Tom W. Wagner, a Notary Public in and for said County and State, J. B. Downey, Trustee

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

Witness my hand and official seal at Nashville, Tennessee Tennessee, this 29th day of May, 19 73.

My Commission Expires April 3, 1976 Tom W. Wagner Notary Public

Commission expires 4-3-76

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 _____

JUN-1[illegible]	CONV	12,500.00			
JUN-1[illegible]	STAX		A*	32.50	
JUN-1[illegible]	PBFEE		A*	.50	
JUN-1[illegible]	WDEED		A*	4.00	* 37.00

WARRANTY DEED

FROM J. B. Downey, Trustee

TO Philip Maurice Pfeffer, et ux

C 0 9 1 5 4

IDENTIF. REFERENCE

JUN 1 10 42 AM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE

Please mail Deed to: Philip Maurice Pfeffer 618 Harpeth Parkway East