BOOK 4762 PAGE 712

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 36,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF November, 1973.

Notary Public

MY COMMISSION EXPIRES: Aug 29, 1976

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foley & Weiss, Attorneys, 521 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bernard Sanderson & Jerry Blair	Same	26W 4420
c/o Blair Realty Co. (NAME)	(NAME)	Map 103-12
Charlotte Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 33
Nashville, Tenn. 37209 (CITY) (STATE) (P. O. ZIP)	(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, Betty H. Smirnow and husband, Sam Smirnow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bernard Sanderson and Jerry Blair

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. 6 of Block "L" on the Map of Section 3, Cherokee Park, as of record in Book 843, pages 2 and 3, Register's Office for said County.

SAID Lot No. 6 fronts 60 feet on the westerly side of Cherokee Road and runs back 124.90 feet on the northerly line and 125.62 feet on the southerly line, to a dead line in the rear, measuring 60 feet thereon.

BEING the same property conveyed to Betty H. Smirnow by deed from Joe Anderson Wier and Dorothy Wier Wade, as heirs at law of Beulah B. Wier, deceased, of record in Book 3462, page 17, Register's Office for Davidson County, Tennessee. Sam Smirnow, husband of the above-named Betty H. Smirnow, joins in this conveyance for the purpose of releasing any and all rights he may have in and to the above-described property.

This conveyance is subject to restrictive covenants of record in Book 840, page 660, Registers' Office for said County; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (XXX) property, known as 111 Cherokee 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 hand s this 7th day of November, 19 73

Betty H Smirnow
Betty H. Smirnow

Sam Smirnow
Sam Smirnow

BOOK 4762 PAGE 713

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Betty H. Smirnow and husband, Sam Smirnow

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 7th day of November 1973.

Commission expires Aug. 9, 1975

Notary Public

A. L. HERSH NOTARY PUBLIC DAVIDSON COUNTY, TENN. COM. EXPIRES AUG. 9, 1975

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 (their several oaths) (his oath) (themselves) (himself) acknowledged 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 BETTY H. SMIRNOW, ET VIR

TO BERNARD SANDERSON and JERRY BLAIR

C 30995

IDENTIF. REFERENCE

Nov 7 2 21 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

NOV-7-73	CONV	36,000.00			
NOV-7-73	$TAX	...	A*	93.60	
NOV-7-73	PR FEE	...	A*	.50	
NOV-7-73	W DEED	...	A*	4.00	* 98.10