BOOK 4809 PAGE 223

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul Gold ~~Bruce Davis~~, et al (NAME) 2128 Golf Club Lane (STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Same (NAME: (STREET ADDRESS) (CITY) (ZONE) (STATE)	104-1 Par 7 Sign later

For and in Consideration of the sum of $10.00 ----------

Ten and no/100 ---------- *DOLLARS*

cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged,

APR25	CONV	90,000.00			
APR25	CONV	47,000.00			
APR25	S'TAX		A*	356.20	
APR25	PR'FEE		A*	.50	
APR25	W'DEED		A*	6.00	* 362.70

I, ALVEN S. GHERTNER,

have bargained and sold, and by these presents do transfer and convey unto the said BRUCE DAVIS, DAVID PATTERSON, JR., MARTIN BUBIS,

and PAUL GOLD, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

TRACT NO. 1:

Being Lot No. 2 on the Plan of West Grove Subdivision, as of record in Book 421, page 85, Register's Office for said County.

Said Lot No. 2 fronts 50 feet on the north side of Minnesota Avenue, and extends back between parallel lines, 164.4 feet to an alley.

TRACT NO. 2:

Being Lot No. 1 on the plan of West Grove Subdivision, as of record in Book 421, page 85, and being part of the West End Park West Grove Subdivision, as of record in Book 421, pages 85 and 109, Register's Office for said County, described as follows:

Beginning on the easterly margin of an alley where the N.C.& St.L. Railway right-of-way intersects the same; thence with the easterly margin of said alley, north 3° east 453-1/4 feet to a stake on the southerly margin of another alley shown on the last mentioned plan; thence with the southerly margin of said alley, north 65° 20' east 575 feet to the right-of-way of said Railway; thence with said right-of-way in a southwesterly direction, 890 feet to the beginning, containing 3.25 acres, more or less.

This instrument prepared by:
Schulman, McCarley, Hollins and Pridd
P. O. Box 2707
Nashville, Tennessee 37219

Mail

STATE OF TENNESSEE
COUNTY OF DAVIDSON } The actual consideration or value, whichever is greater, for this transfer is $137,000.00

Affiant

Subscribed and sworn to before me, this the 24th day of April, 19 74

Notary Public

My commission expires: 5-22-77
(Affix Seal)

NOTARY PUBLIC DAVIDSON COUNTY

Being Lot No. 1 described as follows:

Beginning on the northerly margin of Minnesota Avenue at the corner of Lots Nos. 1 and 2; thence with the line between said two lots northerly 164.4 feet to an alley; thence with the same easterly 50 feet to the westerly margin of another alley; thence with same southerly 132 feet, more or less, to a turn in said alley; thence southwesterly 55 feet, more or less, to the northerly margin of said Avenue; thence with the same, 10 feet to the beginning.

Being part of the same property conveyed to Alven S. Ghertner by deed from L. P. Thweatt and wife, Frances N. Thweatt, of record in Book 3679, page 407, Register's Office for Davidson County, Tennessee.

And Jean S. Ghertner, wife of the said Alven S. Ghertner, joins in the execution of this instrument for the purpose of conveying and releasing any rights she might have to the said property by reason of the marital status.

unimproved ( )
This is ~~improved~~ ( ) property, known as _____ (House Number) _____ (Street) _____ P. O. Address: Nashville, Tennessee (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Bruce Davis, David Patterson, Jr. Martin Bubis, and Paul Gold, their *heirs and assigns, forever.*

And I *do covenant with the said* Bruce Davis, David Patterson, Jr., Martin Bubis, and Paul Gold *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered.,* except for taxes for the year 1974, subject to which this conveyance is executed.

And I, Alven S. Ghertner, *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said* Bruce Davis, David Patterson, Jr. Martin Bubis, and Paul Gold, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand* this 16th *day of* April, *19* 74, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Alven S. Ghertner

Jean S. Ghertner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

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

Witness my hand and official seal at....., Tennessee, this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

STATE OF FLORIDA
COUNTY OF BROWARD

Personally appeared before me, Louise Allen Schwenk, *a Notary Public in and for said County and State, the within named* Alven S. Ghertner and wife, Jean S. Ghertner

*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 Fort Lauderdale, Florida, *this* 16th *day of* April, *19* 74.

Louise Allen Schwenk, *Notary Public.*

NOTARY PUBLIC, STATE of FLORIDA at LARGE
MY COMMISSION EXPIRES AUG. 29, 1976
Bonded thru General Insurance Underwriters

Commission Expires.....

IDENTIFICATION
APR 29
FELIX Z. WILLOUGHBY
DAVIDSON COUNTY TITLE

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.....