BOOK 5133 PAGE 115

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $19,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF May, 1974

Notary Public

MY COMMISSION EXPIRES: 3-23-78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS 112 STAHLMAN BUILDING NASHVILLE, TENNESSEE
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Douglas G. Polk (NAME)	Hamilton Mortgage Corporation (NAME)	Map 117-4
1715 Sweetbriar Avenue (STREET ADDRESS OR ROUTE NUMBER)	6065 Roswell Road, N.E. (STREET ADDRESS)	Par 72
Nashville, TN. (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia (CITY) (STATE) (ZIP)	24W12540

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, Mieko Klugman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Douglas G. Polk

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:

LAND in Davidson County, Tennessee, being the east half of Lot No. 260 on the Map of Belmont Land Company's Plan of Lots, called Belmont Heights, of record in Book 421, page 34, of the Register's Office for Davidson County, Tennessee.

SAID Part of said Lot No. 260 fronts 50 (50) feet on the south side of Sweetbriar Avenue and runs back between parallel lines 175 feet to an alley.

BEING the same property devised to Meiko Klugman under the Will of Edward Klugman, deceased, of record in Will Book 109, page _____, Probate Clerk's Office for said County. Said decedent having acquired title thereto by deed from W. L. Bainbridge, Sr., Trustee, of record in Book 1535, page 186, said Register's Office.

THIS conveyance is subject to all restrictions, easements, or other encumbrances which are matters of public record.

unimproved ( )
This is improved (X) property, known as 1715 Sweetbriar 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 my hand this 6th day of May, 1974

Mieko Klugman

Mieko Klugman

STATE OF TENNESSEE
Davidson County

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

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 6th day of May 1974.

Commission expires 2-5-77

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

MIEKO KLUGMAN

TO

DOUGLAS G. POLK

C 53233

IDENTIF. REFERENCE

MAY 7 3 50 PM '74

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

WILKINS & ADAMS
ATTORNEYS-AT-LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

jkl

MAY-74	CONV	19,500.00			
MAY-74	S'TAX		A*	50.70	
MAY-74	PR'FEE		A*	.50	
MAY-74	W'DEED		A*	4.00	* 55.20

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.