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WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JEFF SALES, JR. (NAME)	JEFF SALES, JR. (NAME)	82 8 p.259
704 Hart Avenue (STREET ADDRESS OR ROUTE NUMBER)	704 Hart Avenue (STREET ADDRESS)	
Nashville, TN 37206 (CITY) (P. O. ZONE) (STATE)	Nashville, TN 37206 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ----------($10.00)---------- *Dollars,*

cash in hand paid and other good and valuable consideration paid by the grantee, the receipt of which is hereby acknowledged.

I, Robert D. Eisenstein, Successor Trustee,

have this day bargained and sold, and do hereby transfer and convey unto the said Jeff Sales, Jr.,

his *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows: Being Lot No. 17 on the Map of McNish's Subdivision, as of record in Book 57, page 129, Register's Office for said County.

Said lot fronts 50 feet on the westerly side of Hart Avenue and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Mamye C. Greer by deed from Frank T. Pate and wife, of record in Book 1558, page 159, said Register's Office, and being the same property conveyed to S. J. Dillon, Trustee, by Mamye C. Greer of record in Book 2340, Page 230, said Register's Office, the said S. J. Dillon now being deceased and being the same property vested in Robert D. Eisenstein, Successor Trustee, by the terms of an instrument of record in Book 4829, Page 253, said Register's Office.

Edwin B. Raskin, Lenore L. Sapinsley, and Samuel C. Loventhal, sole beneficiaries of the trust join in this conveyance for the purpose of transferring any right, title, or interest they may have in and to said real estate as set forth in the above instrument.

This instrument prepared by: Herman O. Loewenstein, Attorney, 11th Floor, Third National Bank Building, Nashville, Tennessee 37219

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 sixth day of August 1974

Affiant

My commission expires: 2/4/76 (Affix Seal)

Notary Public

This is improved (X) property, known as 704 (House Number) Hart Street (Street) P. O. Address: Nashville (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Jeff Sales, Jr., his *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Jeff Sales, Jr., his *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hands *this* 10th *day of* July, 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.*

Samuel C. Loventhal

Lenore L. Sapinsley

Robert D. Eisenstein, Trustee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Robert D. Eisenstein, Successor Trustee, Edwin B. Raskin, and Samuel C. Loventhal,

the within named 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* 10th *day of* July, *19* 74

Dan T Hombo Wilson *Notary Public*

Commission expires 2/4/76

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 .....

STATE OF TENNESSEE)
COUNTY OF SHELBY) Lenore L. Sapinsley

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Lenore L. Sapinsley, the within named 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 Memphis, Tennessee, this the 12 day of July, 1974.

Eloise Wilson
NOTARY PUBLIC

My Commission Expires: MY COMMISSION EXPIRES JUNE 5, 1978

AUG-6-74	CONV	12,500.00			
AUG-6-74	S'TAX		A*	32.50	
AUG-6-74	PR'FEE		A*	.50	
AUG-6-74	W'DEED		A*	4.00	* 37.00

WARRANTY DEED

FROM

ROBERT D. EISENSTEIN, SUCCESSOR TRUSTEE TO

JEFF SALES, JR.

C 6 6 1 4 2

IDENTIF. REFERENCE

AUG 6 12 39 PM '74

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

LOVENTHAL REALTY INC.

REALTORS

2008 WEST END AVE. N.
NASHVILLE, TENN. 37203
TELEPHONE 327-4737