ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO: BOOK 4853 PAGE 415	MAP-PARCEL NUMBERS:
(NAME)	FIRST FEDERAL (NAME)	
	UNION AT FOURTH	104-5
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	194 pw
	NASHVILLE TN 37219	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00)---------- DOLLARS

Cash in hand paid and other good and valuable considerations,

receipt of which is hereby acknowledged; I,

SEP 19?? CONV 24,500.00
SEP 19?? S'TAX A* 63.70
SEP 19?? PR'FEE A* .50
SEP 19?? W'DEED A* 6.00 * 70.20

CLARA L. HEIST, unmarried,

have bargained and sold, and by these presents do transfer and convey unto the said JOHN F. ROSINSKI, unmarried,

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Three parcels of land in Davidson County, Tennessee, being more particularly described as follows:

TRACT NO. I: Being Lot No. 428 on the map of Richland Realty Company's Subdivision "C" as of record in Book 421, page 31, Register's Office of said County. Said Lot No. 428 fronts 50 feet on the westerly side of Meadowbrook Avenue and runs back 196 feet on the northerly line and 210 feet on the southerly line to an alley and measures 60 feet thereon.

TRACT NO. II: Being Lot No. 429 on the Map of Richland Realty Company's Subdivision "C", as of record in Plan Book 421, page 31, Register's Office for said County. Said Lot No. 429 fronts 50 feet on the westerly side of Meadowbrook Avenue and runs back 210 feet on the northerlyline and 222 feet on the southerly line to an alley and measures 60 feet thereon.

TRACT NO. III: Being part of Lot No. 430 in the Richland Realty Company's Section "C" a plan of which is of record in Book 421, page 31, Register's Office of Davidson County, Tennessee, and described according to a survey not of record by George W. Watkins of said Lot No. 430, dated January 28, 1960, as follows: Beginning at an iron pin in the southwesterly margin of Meadowbrook Avenue, said point being the common corner between Lots Nos. 430 and 429 on the plan above mentioned; thence, running with the common line between lots Nos. 430 and 429 of said plan northwestwardly 77 feet and 7 inches to an iron pin, being the TRUE POINT OF BEGINNING: thence leaving the said common line between Lots No. 430 and 429, southwestwardly 14 feet and 3 inches to a point which is 2 feet and 2 inches southeastwardly from the common line between the lots last recited; thence, southwestwardly 21 feet to a point which is 4 feet and 7 inches southeastwardly from the dividing between said Lots No. 430 and 429; thence southwestwardly 17 feet to a point which is 3 feet and 7 inches southeastwardly from an iron pin located in the common line between said Lots No. 430 and 429; thence, southwestwardly 93 feet more or less, with a line that is parallel to and 3 feet and 7 inches southeastwardly from the said common line of Lots No. 430 and 429 to a point on the northeasterly margin of an alley; thence, with the margin of said alley northwestwardly 3 feet and 7 inches to a point; said point being the common corner between said Lots Nos. 430 and 429; thence northeastwardly with the said common line between Lots No. 430 and 429, 144 feet and 5 inches, more or less, to the TRUE POINT OF BEGINNING.

Being the same property conveyed to Clara L. Heist by deed from Dorothy Ann Glenn of record in Book 4784, page 515, Register's Office for Davidson County, Tennessee.

This conveyance is subject to easements, restrictions, setback lines of record, and taxes for 1974 applicable to said property.

unimproved ( )
This is improved ( ) property, known as 3725 Meadowbrook Avenue, Nashville, TN 37205.
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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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.

Whenever 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 hands this 13th day of September, 1974.

CLARA L. HEIST

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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, the within named Clara L. Heist, unmarried,

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 Nashville, Tennessee, this 17th day of September, 1974.

My commission expires 1-17-77 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 24,500.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 13th day of September, 1974.

My commission expires 1-17-77 Notary Public

This instrument was prepared by:

Name		Address
This instrument prepared by	STEPHENSON AND LACKEY First Federal Building Nashville, Tennessee 37219	

WARRANTY DEED

FROM CLARA L. HEIST, Unmarried

TO JOHN F. ROSINSKI, Unmarried

C71757

IDENTIF. REFERENCE

SEP 18 2 20 PM '74

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219