BOOK 4897 PAGE 779

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 13,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF October 19 74

Notary Public

MY COMMISSION EXPIRES: April 24, 1976

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

James A. Carney, Attorney (NAME) 729 Stahlman Building, Nashville, Tenn. 37201 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rock City Realty Co., Inc. (NAME)	Same (NAME)	12W51220
615 Murfreesboro Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map 91-11
Nashville, Tenn. 37210 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Par 221

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, Paul Leonardo and wife, Ruby Lee S. Leonardo

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rock City Realty Co. Inc.

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 southerly 50 feet of the northerly 100 feet of the westerly 15 feet of Lot No. 914 and the southerly 50 feet of the northerly 100 feet of Lots 916, 918, 920, 922, and 924, of Block 126, Plan No. 1, West Nashville, of record in Book 57, pages 74 and 75, Register's Office for Davidson County, Tennessee.

Said part os Lots 914, 916, 918, 920, 922 and 924 fronts 50 feet on the easterly side of 51st Avenue, North, formerly 10th Street, and runs back between parallel lines parallel with and 50 feet south of the southerly margin of Indiana Avenue 150 feet to a dead line.

Being tne same property conveyed to Paul Leonardo and wife, Ruby Lee S. Leonardo, by deed from Alene Cain Hartman and Ruth Cain Nicholas, of record in Book 4237, page 797, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 710 (House Number) 51st Avenue, North (Street) Nashville, Tenn. 37209 (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 24th day of October, 19 74

Paul Leonardo

Ruby Lee S. Leonardo

Ruby Lee S. Leonardo

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Paul Leonardo and wife, Ruby Lee S. Leonardo

the bargainors, 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 24 day of October 19 74

Commission expires 1-29-77

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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
Paul Leonardo et ux

TO
Rock City Realty Company, Inc.

C 9 1 3 9 6

IDENTIF. REFERENCE

MAR 20 3 13 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAR 20 75		CONV	13,000.00		
MAR 20 75	S'TAX			A* 33.80	
MAR 20 75	R'FEE			A* .50	
MAR 20 75		W'DEED		A* 4.00	* 38.30

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.