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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 35,000.00

Ella Jane Kaplan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF December, 1975

John T. Richards
Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

This Instrument Was Prepared By
DENNEY, LACKEY & CHERNAU
218 Third Avenue North
Nashville, Tennessee 37201

THIS INSTRUMENT WAS PREPARED BY
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ella Jane Kaplan (NAME)	Fidelity Federal Savings & Loan (NAME)	82-16
600 Russell Street (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	121 pw
Nashville, Tenn. 37206 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	

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~~, I, SALLIE BUTNER, Widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ELLA JANE KAPLAN, SINGLE

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 Lot No. 61 on the Plan of Henry Blood's Addition to Edgefield, as of record in Book 21, page 5, Register's Office for said County.

Said Lot No. 61 fronts 53 feet on the south side of Russell Street and runs back between parallel lines, along the easterly margin of South 6th Street, 170 feet to an alley.

Being the same property conveyed to Lonnie C. Butner and wife, Sallie Butner by deed from Mrs. Carrie H. Jeck, George F. Graessle and G.F. Cole, Jr. and G. F. Cole of record in Book 3435, page 205, said Register's Office, the said Lonnie C. Butner having since died and the property is now vested in Sallie Butner as the surviving tenant by the entirety.

This is unimproved ( ) improved (X) property, known as 600 Russell St., Nashville, Tenn. 37206
(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 12th day of December, 19 75

Sallie Butner

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Vicki T. Jacobs, a Notary Public in and for said County and State, the within named Sallie Butner

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 12th day of December 1975

Commission expires My Commission Expires [illegible]

Vicki T. Jacobs
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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

430110-5

WARRANTY DEED

FROM Sallie Butner

TO Ella Jane Kaplan, Single

D28414

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

IDENTIF. REFERENCE

DEC 16 2 19 PM '75

FEE [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

12-16-75

Co. 35,000.00
St 91.00
Fee .50
Co. Deed 4.00

95.50

OFF