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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 $47,000.00

Rebecca L. Guttman
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF February 1976

Melvin A. Klein
Notary Public

MY COMMISSION EXPIRES: 11/5/79

(AFFIX SEAL)

Mail to

THIS INSTRUMENT WAS PREPARED BY
Theodore H. Pailet, Attorney - 1906 South Street - Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rebecca L. Guttman (NAME)	Rebecca L. Guttman (NAME)	Map 93-6-2
IMPERIAL HOUSE APTS APT. 11-508 (STREET ADDRESS OR ROUTE NUMBER)	316 BROADWAY (STREET ADDRESS)	Parcel 12
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37201 (CITY) (STATE) (ZIP)	Field Book 5W 4310

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, Fannie Pushin Rosenberg, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rebecca L. Guttman

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, described as follows:

TRACT NO. 1: Land in Davidson County, Tennessee, being part of Lot No. 57 on the original plan of Nashville, not of record, described as follows:

Beginning at a point 115 feet east of the northeast corner of 4th Avenue, North and Broad Street; thence with the northerly margin of Broad Street, eastwardly 25 feet 11 inches to Woodruff's corner; thence northwardly and parallel with 4th Avenue, North,79 feet 11 inches; thence westwardly and parallel with Broad Street 25 feet 11 inches to a stone; thence southwardly through the center of a party wall, 79 feet 11 inches to the beginning.

TRACT NO. 2: Land in Davidson County, Tennessee, being part of Lot No. 57 on the Original plan of Nashville, not of record, and in the rear of the above described lot, being part of a 50 foot lot purchased from David N. Reed by Castleman and Lindsley and sold to McFarland by said Castleman, described as follows:

Beginning at the southeast corner of said 50 foot lot on an alley; thence westwardly and parallel with Broad Street 67 feet 11 inches, more or less, to the easterly line of that part of Lot No. 57 which is known as House No. 318 Broad Street; thence along the east line of said lot in a northerly direction 50 feet to the south boundary line of another lot owned by McFarland Heirs; thence eastwardly, with the south boundary line of said lot 67 feet 11 inches, more or less, to the westerly margin of an alley; thence with the westerly margin of said alley, southwardly 50 feet to the beginning.

BEING the same property conveyed to Fannie Pushin Rosenberg, by deed from J. C. Dale, Jr., Clerk and Master, of record in Book 1391, page 69, Register's Office for Davidson County, Tennessee.

This property is conveyed subject to the taxes for the year 1976, payment of which is expressly assumed by Grantee.

unimproved ( )
This is improved (X) property, known as 316 Broadway (House Number) (Street) Nashville, Tennessee 37201 (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 4th day of February, 1976

x Fannie Pushin Rosenberg

STATE OF TENNESSEE
Davidson County } Florida
Dade

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Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named Fannie Pushin Rosenberg, unmarried

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 Miami, Florida, this 4th day of February 1976

Commission expires NOTARY PUBLIC STATE OF FLORIDA AT LARGE MY COMMISSION EXPIRES OCT. 30, 1977 BONDED THRU GENERAL INSURANCE UNDERWRITERS

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
Fannie Pushin Rosenberg

TO
Rebecca L. Guttman

D 35901

IDENTIF. REFERENCE

FEB 12 2 02 PM '76

FELIX E. ... REGISTER
DAVIDSON COUNTY, TENN.

FEB 12 76	CONV	47,000.00			
FEB 12 76	S'TAX		B*	122.20	
FEB 12 76	RE'FEE		B*	.50	
FEB 12 76	W'DEED		B*	4.00	* 126.70

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.