PREPARED BY: LEON GILBERT, 3rd NATL. BANK BLDG., NASHVILLE, TENNESSEE.

Buyer Tax 1017-Joseph Ave Nashville, Tenn

JOHN NANNI, TRUSTEE, Seller

TO / D E ED

Roy S. Jones, et al

Mail to Raymond Darrow Atty - 501 Union St Nashville

BOOK 5008 PAGE 932

$12.00 82-3 Value 53

Whereas, by installment deed of record in Book 4748, page 867, Register's Office for Davidson County, Tennessee, Jack J. Cohen and wife, Bessie D. Cohen, Roy S. Jones and Leon Gilbert, Conveyed the hereinafter described property to James M. Dawson, and

Whereas, the said conveyee joined in said installment deed and conveyed said property to John Nanni, Trustee, with power to act in accordance with the terms and conditions of said installment deed, and

Whereas, default was made in the payment of the note secured in said installment deed, and the owner and holder of said note instructed the said John Nanni, Trustee, to institute proceddings as provided in said installment deed, and

Whereas, the said John Nanni, Trustee, did advertise in accordance with the provisions of said installment deed to sell said property at the south door of the courthouse at Nashville, Tennessee, on Monday, March 22nd, 1976, at twelve o'clock, noon, ahd

Whereas, at the time and place as named in said advertisement the said John Nanni, Trustee, offered the property hereinafter described for sale to the highest bidder for cash, and the highest bid received was that of Two Thousand Five Hundred Dollars and 00/100 who bid $2500.00/100 $2500.00

NOW THEREFORE, I, John Nanni, Trustee, in pursuance of the power and authority contained in said installment deed, and in consideration of the sum of $2500.00, paid in cash by Roy S. Jones, Leon Gilbert, Jack J. Cohen the receipt of which is hereby acknowledged, do by these presents sell, transfer and convey to Roy S. Jones, Leon Gilbert, Jack J. Cohen, Their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Being Lot No. 90 in Sharpe and Horn's 2nd Addition to Northeast Nashville, being a subdivision of part of Lindsley property, a plan of which subdivision is of record in Book 161, page 53, Register's Office for Davidson County, Tennessee. Said Lot No. 90 fronts seventy (70) feet on the easterly side of Joseph Street, and runs back between parallel lines, with the southerly margin of Childers Avenue, one hundred forty-five (145) feet to an alley.

Being the same property conveyed to James M. Dawson by deed from Jack J. Cohen and wife, Bessie D. Cohen, Roy S. Jones, and Leon Gilbert, of record in Book 4748, page 867, R. O. D. C., Tenn., to which reference is here made.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the said Roy S. Jones, Leon Gilbert, Jack J. Cohen Their heirs and assigns, forever.

I make this conveyance in pursuance of the powers and authority vested in me as Trustee, transferring to the said Roy S. Jones, Leon Gilbert, Jack J. Cohen, Their heirs and assigns, the benefit of all warranties as made to me in said installment deed, but not further or otherwise.. This conveyance is made subject to all restrictions and all unpaid taxes.

IN WITNESS of rhe foregoing I have hereunto set my hand at Nashville, Tennessee, this 22nd day of March, 1976.

John Nanni
JOHN NANNI, TRUSTEE.

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 John Nanni, Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of March, 1976.

Cesar E. Urrutia
NOTARY PUBLIC.

MY COMMISSION EXPIRES: May 10, 1976

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 12500.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF March 1976
Deputy Register

CESAR E. URRUTIA NOTARY PUBLIC

D 4 1 7 2 2

BOOK 5008 PAGE 933

T

IDENTIFICATION REFERENCE

MAR 25 1 37 PM '76

FELIX A. McLAUGHLIN, REGISTER
DAVIDSON COUNTY, TENN.

MAR25	CONV	12,000.00				
MAR25	S'TAX		B*	31.20		
MAR25	PR'FEE		B*	.50		
MAR25	W'DEED		B*	4.00	*	35.70