BOOK 5020 PAGE 15

This Instrument was prepared by LOWE WATKINS, Attorney
14th Floor American Trust Building, Nashville, Tenn. 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
LeaseCo., Inc. (NAME)	same (NAME)	93-12
214 Hermitage Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	22-23 PW
Nashville, Tennessee 37210 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of the sum of Eleven Thousand Dollars ($11,000) cash in hand paid by LeaseCo., Inc., the receipt of which is hereby acknowledged, We, Ethel H. Geringer, Goldie R. Biener, Horace Moskovitz and Perry W. Moskovitz, being all of the heirs at law of Marie G. Moskovitz, deceased,

have this day bargained and sold, and do hereby transfer and convey unto the said LEASECO, INC., a Tennessee corporation its successors), ~~XXX~~ and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the northerly portions of Lot No. 3 and the westerly one-half of Lot No. 2 of the George Shield's South Nashville Plan as of record in Book 57, page 56, Register's Office, Davidson County, Tennessee.

Said part of Lots Nos. 2 and 3 front together 71.72 feet on the northerly side of Hermitage Avenue and extends back 79.73 feet on the easterly line and 56.7 feet on the westerly line to a dead line measuring 70 feet thereon.

Being part of the same property conveyed to Marie Moskovitz by deed from Charity Howell Gore and husband, of record in Book 1115, page 547, Register's Office for Davidson County, Tennessee, and by deed from Elizabeth Moreland, of record in Book 1555, page 195, Register's Office for said County.

Being the same property inherited by Ethel H. Geringer, Goldie R. Biener, Horace Moskovitz and Perry W. Moskovitz, as only heirs of Marie C. Moskovitz, deceased.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 11,000.00

Subscribed and sworn to before me, this the 28 day of April 19 76

Affiant

My commission expires: 11/3/78 (Affix Seal)

Notary Public

This is unimproved ( ) improved ( ) property, known as Hermitage Avenue, Nashville, Tennessee (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said LEASECO, INC. its (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said LEASECO, INC. its (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand this 28th day of April, 1976, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Ethel H. Geringer

Goldie R. Biener

Horace Moskovitz

Perry W. Moskovitz

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, ... *a Notary Public in and for said County and State,* Ethel H. Geringer, Goldie R. Biener, Horace Moskovitz and Perry W. Moskovitx ..... *the within named bargainor*...S, *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* 28th *day of* April, *19*76.

Martha Fuchs *Notary Public*

Commission expires August 8 1979

NOTARY PUBLIC STATE OF TENNESSEE

This Instrument was prepared by **LOWE WATKINS,** Attorney
14th Floor American Trust Building, Nashville, Tenn. 37201

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ....*of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

APR28'76 CONV 11,000.00
APR28'76 S'TAX B* 28.60
APR28'76 PR'FEE B* .50
APR28'76 W'DEED B* 4.00 * 33.10

WARRANTY DEED

FROM

TO

D 4 6 8 1 1

IDENTIF. REFERENCE

APR 28 3 05 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631

NASHVILLE, TENNESSEE 37238