FIDELITY FEDERAL SAVINGS LOAN ASSOCIATION OF NASHVILLE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Ms. Ruth Engel Yulman (NAME)	Fidelity Federal Savings & Loan (NAME)	131-1
4222 Lindawood Drive (STREET ADDRESS OR ROUTE NUMBER)	Franklin Road (STREET ADDRESS)	29PW
Nashville, Tenn. 37215 (CITY) (STATE) (ZIP CODE)	Brentwood, Tennessee 37027 (CITY) (STATE) (ZIP CODE)	M.P

WARRANTY DEED

For and in consideration of the sum of Forty-six Thousand and no/100 ($46,000.00)--------
----------DOLLARS

I, Suzanne W. Poggenburg,

have bargained and sold, and by these presents do transfer and convey unto the said Ruth Engel Yulman,

the GRANTEES herein, ~~their~~ her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in the 7th, formerly the 11th, Civil District of Davidson County, Tennessee, being part of Tract "H" and including part of Lot No. 15 on the Plan of George W. Blair's Subdivision of Lot No. 4 in the division of the Henry W. Compton Lane, as of record in Book 421, pages 80 and 81, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING in the center of the Hobbs Road, formerly Harding-Hillsboro Road, at the corner of Tracts "H" and "I", thence south 2° west 503.1 feet to the northeast corner of the property conveyed to Ira T. Adams by deed from Mable Lindsey Moore, of record in Book 3129, page 537, said Register's Office; thence with said Adams' northern boundary line, south 64° 18' west 262.22 feet to the said Adams' northwest corner; thence north 1° 45' east 624.59 feet to the center of Hobbs Road; thence with the center of the same, south 88° east 234.5 feet to the beginning.

THIS description excludes the conveyance made by Raymond P. Poggenburg and wife, Suzanne W. Poggenburg, to Creason Clayton and wife, Gania Rose Clayton, by deed of record in Book 4830, page 746, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING at a point in the southerly margin of Hobbs Road, being the northwest corner of the herein described tract; thence with said road, South 88° 00' East 235 feet more or less to an iron pin; thence leaving said road South 04° 50' 38" West 337.93 feet to an iron pin; thence North 88° 99' 22" West 200.0 feet to a concrete monument; thence South 01° 50' 38" West 10.00 to a concrete monument; thence North 88° 09' 22" West 32.00 feet to a concrete monument in the easterly line of the property conveyed to Lee C. Jessup, by

SEE ATTACHED

unimproved ( )
This is improved (X) property, known as 4222 Lindawood Drive (House Number) (Street)
Nashville, Tennessee 37215
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 25 day of May, 19 76.

X Suzanne W. Poggenburg

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 5031 PAGE 154

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Suzanne W. Poggenburg

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 this 1st day of May, 19 76.

My commission expires 7/23/78 Notary Public John B. Link

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 46,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Suzanne W. Poggenburg
X Suzanne W. Poggenburg

Sworn to and subscribed before me this 31 day of May, 19 76.

My commission expires 7/23/78 Notary Public John B. Link

This instrument was prepared by:

John B. Link, III, Attorney at Law, 4205 Hillsboro Road, Nashville, Tenn.

Name Address 37215

JUN-2 STAX B* 119.60
JUN-2 PAFEE B* .50
JUN-2 WDEED B* 6.00 * 126.10

WARRANTY DEED

FROM Suzanne W. Poggenburg

TO Ruth Engel Yulman

D51820

TENNESSEE TITLE COMPANY
Suite 2114 — Parkway Towers
404 James Robertson Parkway
NASHVILLE, TENNESSEE 37219

IDENTIF. REFERENCE

JUN 2 3 13 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

deed of record in Book 2697, page 76; thence with said Jessup's line northerly 349 feet more or less to the point of beginning.

THIS conveyance is made subject to all restrictions and easements of record.

BEING the same property conveyed to Suzanne W. Poggenburg by deed from Raymond P. Poggenburg, as of record in Book 5006, page 986, said Register's Office.

AN ingress and egress easement in favor of the described property is recorded in Book 4675, page 137, Register's Office for Davidson County. Said ingress and egress easement is more fully described on said plat and constitutes an encumbrance on the adjacent tract, in favor of the described premises, said encumbrance running with the land of the adjacent tract.

It is hereby understood and agreed that Ruth Engel Yulman and Ruth E. Yulman are one and the same person.