DAVID P. HERBERT
ATTY. NASHVILLE, TENN.

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
91-7-348	Mr/Mrs Edward L. Hahn	First American National Bank P. O. Box 2708 Nashville, Tennessee 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO. 31151
12W-13840	4709 Michigan Avenue	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

JUL 15 76	CONV	18,250.00			
JUL 15 76	S'TAX		B*	47.32	
JUL 15 76	PR'FEE		B*	.50	
JUL 15 76	W'DEED		B*	4.00	* 51.82

LIZZIE ARMSTRONG, a widow

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto EDWARD L. HAHN and wife, LOIS HAHN

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lots Nos. 7 and 8 of Block No. 1 in the East Extension of Plan No. 1 West Nashville, as of record in Book 421, page 1.

Said Lots Nos. 7 and 8 front together 50 feet on the southerly side of Michigan Avenue and run back between parallel lines, 150 feet to an alley.

Being the same property conveyed to Clark Armstrong and wife, Lizzie Armstrong, by deed from Charles F. Lovell, Trustee, as of record in Book 1116, page 33, the said Clark Armstrong having since died.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except for 1976 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 13th day of July , 19 76

Lizzie Armstrong
Lizzie Armstrong

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 5046 PAGE 306

Before me, D. L. H. Bruce, a Notary Public in and for the State and County aforesaid, personally appeared the within named Lizzie Armstrong, a widow the bargainor(s), 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, the 13th day of July, 1976.

My commission expires: 4-23-78

Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN. CASA A. BRACE

STATE OF
COUNTY OF

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires:

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $18,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF July, 1976

MY COMMISSION EXPIRES: _____ (AFFIX SEAL) Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN. CASA A. BRACE

WARRANTY DEED
DBH-Mas

FROM
LIZZIE ARMSTRONG A WIDOW

TO
EDWARD L. HAHN, AND WIFE

D 58595

IDENTIF. REFERENCE

JUL 15 1 11 PM '76

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
L & C Tower
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires:

Notary Public

[redacted] [redacted]