This instrument was prepared by
GRISSIM AND SHORT, Attorneys
Court Square Building
Nashville, Tennessee

BOOK 5063 PAGE 816

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 56,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF August 19 76.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GRISSIM AND SHORT

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William Douglass Love, et ux (NAME)	same (NAME)	130-7
4414 Sunnybrook D. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	97
Nashville Tenn. 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Jerome S. Klein and wife, Miriam B. Klein

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Douglass Love and wife, Jean Fallon Love

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:

Being the southerly one-half of an unnumbered tract marked "For Future Development", on the easterly side of Sunnybrook Drive, as shown on the Map of a Resubdivision of part of Royal Oaks Subdivision, as of record in Book 1424, page 31, Register's Office for said County, and described as follows:

Beginning at a point on the easterly margin of Sunnybrook Drive, at the northwest corner of lot 10 on said plan; thence with the line of lots 10 and 9, eastwardly 304 feet to a point in the easterly line of the Subdivision known as Esteswood, of record in Book 974, page 31, said Register's Office; thence with the line of the same northwardly 154 feet, more or less, to a point which is 154 feet, more or less, south of the southeast corner of Lot 13 on said plan; thence westwardly 306 feet, more or less, to a point in the easterly margin of Sunnybrook Drive, 156 feet, more or less, south from the southwest corner of said lot 13; thence with the margin of said Drive, southwardly 156 feet, more or less, to the beginning.

Being the same property conveyed to Jerome S. Klein and wife, Miriam B. Klein by deed of record in Book 3531, page 513, said Register's Office.

This is improved (X) unimproved ( ) property, known as 4414 Sunnybrook Drive (House Number) (Street) Nashville, Tennessee (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 their hands this 27 day of August, 19 76

Jerome S. Klein

Miriam B. Klein

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jerome S. Klein and Miriam B. Klein

the 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 27th day of August 19 76.

My commission expires: 4-27-80

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

111369-6

WARRANTY DEED

FROM

Jerome S. Klein and wife, Miriam B. Klein

TO

William Douglas Love and wife, Jean Fallon Love

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

D 6 5 7 1 3

TOGETHER WITH REFERENCE

AUG 31 9 47 AM '76

FEE REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG 31 76	CONV	56,500.00		
AUG 31 76	S'TAX		B*	146.90
AUG 31 76	PR'FEE		B*	.50
AUG 31 76	W'DEED		B*	4.00
			*	151.40