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BOOK 5105 PAGE 863

IDENTIFICATION REFERENCE

JAN 14 11 17 AM '77

REGISTER DAVIDSON CO. TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 10,500.00

Affiant

Subscribed and sworn to before me, this 13th day of January, 1977.

Notary Public

My commission expires 1-20-79.

This instrument prepared by
GULLETT, STEELE, SANFORD, ROBINSON & MERRITT
L & C Tower, Nashville, Tenn.

Address new owners as follows:
Laurence A. Grossman et ux
Dorothy Ruth Grossman
116 Jackson Blvd.
Nashville, TN 37205

Send Tax Bills to:
Same

Map-Parcel Numbers
Map 116-10
Parcel 11

WARRANTY DEED

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, THIRD NATIONAL BANK IN NASHVILLE, TRUSTEE, GARTH E. FORT, DUDLEY C. FORT AND RUFUS E. FORT, JR., hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto LAURENCE A. GROSSMAN AND WIFE, DOROTHY RUTH GROSSMAN, hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

FIRST TRACT: Being the westerly part of Lot No. 1 in Johnson Bransford's Subdivision of part of Lots 1, 2 and 44 in subdivision of Deer Park, Belle Meade, the plan of which is recorded in Book 421, page 115, of the Register's Office for Davidson County, Tennessee, more particularly described as follows:

Beginning at a point in the north margin of a roadway shown on said plan, marked "private road" (now Jackson Boulevard) 376.5 feet southeast of the Harding Pike; extending thence westerly along the north margin of said private road 376.5 feet to the Harding Turnpike; thence in a northeasterly direction along the southeast margin of the said Harding Turnpike 432.5 feet to a point; thence south 49 1/4 deg. east. 376.5 feet to a point; thence in a straight line in a southwesterly direction to the beginning.

SECOND TRACT: Being a part of Lot No. 1 in Johnson Bransford's Subdivision of part of Lots 1, 2 and 44, in Subdivision of Deer Park, Belle Meade, a plan of which is recorded in Book 421, page 115, Register's Office for Davidson County, Tennessee, more particularly described as follows:

Beginning at a point on the north margin of a private road (now Jackson Boulevard) 376.5 feet east of the intersection of the Harding Road and said private road (now Jackson Boulevard); running thence easterly along the northerly margin of said private road (now Jackson Boulevard) 91.5 feet to a point in said north margin of said private road (now Jackson Boulevard); thence in a straight line northerly to a point in the northerly margin of said Lot No. 1, which point is 456.5 feet east of the Harding Road, measured along with the north margin of said Lot No. 1; thence in a northwesterly direction 38.5 feet to a hackberry tree in said north margin of said Lot No. 1; thence in a westerly direction 41.5 feet to a point; thence southerly in a straight line and along the easterly boundary line of the lot heretofore conveyed to Mamie E. Ewing by deed from Johnson Bransford, to the point of beginning.

THIRD TRACT: Being "Acreage Tract B" on the map of Johnson Bransford's Subdivision of Lots 1, 2 and 44 in Belle Meade Subdivision, a plan of which is of record in Book 547, page 8, of the Register's Office for Davidson County, Tennessee, being more accurately described as follows:

Beginning at a point in the east boundary line of the Harry Sudekum tract, which point is 475 feet north of Jackson Boulevard or a Private Road, measured along the east boundary line of the Sudekum tract, said point being the northwest corner of the tract herein conveyed; running thence south 27 deg. east 213.3 feet to a point; thence south 54.3 feet to a point; thence in a northwesterly direction 109.5 feet to a point in the east margin of the Lipscomb tract; thence northerly along said east margin of Lipscomb tract 30 feet; thence in a westerly direction, along the northerly margin of said Lipscomb tract 84.6 feet to a point in the east margin of the Sudekum tract mentioned above; thence in a northerly direction, along said east margin of the Sudekum tract, 145 feet to the point of beginning, said tract containing 45/100 acres.

FOURTH TRACT: Being lots numbered "seven" (7) and "eight" (8) on the Map of Johnson Bransford's resubdivision of Lots Nos. 1, 2, 3 and 44 in Belle Meade Subdivision, as of record in Book 547, page 168, of the Register's Office for Davidson County, Tennessee, described together as follows:

Beginning on the southerly margin of Clarendon Avenue, at the corner of Lots Nos. 6 and 7; running thence southerly with the line between said two lots, 166 feet 6 inches to the southeast corner of said Lot No. 7; thence in a northwesterly direction, with the rear line of Lots Nos. 7 and 8, 251 feet 8 inches to a hackberry; thence continuing with the rear line of said lot No. 8, 418 feet to the easterly margin of the Harding Road; thence around a curve, in a northeasterly direction to the southerly margin of Clarendon Avenue; thence easterly with the southerly margin of said Avenue, 613 1/2 feet, more or less, to the beginning.

Being the same property conveyed to Third National Bank in Nashville, Trustee, under the Will of Rufus E. Fort, deceased, by deed from C. R. Clements and wife, Frances Moore Clements, of record in Book 2100, page 469, Register's Office for Davidson County, Tennessee.

This is improved property, known as 116 Jackson Blvd.
(House Number) (Street)

Nashville , Tennessee 37205
(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 our hands this 13th day of December, 1977.

THIRD NATIONAL BANK IN NASHVILLE, TRUSTEE

By _____

_____
Garth E. Fort

_____
Dudley C. Fort

_____
Rufus E. Fort, Jr.

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public within and for said County and State aforesaid, personally appeared [illegible] with whom I am personally acquainted and who upon his oath acknowledged himself to be the [illegible] of the THIRD NATIONAL BANK IN NASHVILLE, TRUSTEE, the within named bargainor, a corporation and that he as such [illegible], being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said [illegible], as such [illegible].

WITNESS my hand and official seal at office at Nashville, Tennessee, on this the 13th day of January, 1977.

Linda E. Turner
Notary Public

My Commission Expires:

[illegible]

STATE OF TENNESSEE)

COUNTY OF [illegible])

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GARTH E. FORT, 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 [illegible], this [illegible] day of [illegible], 19[illegible].

[illegible]
Notary Public

My Commission Expires:

[illegible]

STATE OF TENNESSEE)
COUNTY OF [illegible])

Personally appeared before me, the undersigned, a Notary Public in and for said County and State the within named DUDLEY C. FORT, 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 [illegible], Tennessee, this 11th day of [illegible], 19[illegible].

[illegible]
Notary Public

My Commission Expires:
[illegible]-79

[illegible]	CONV	*	.69 430,000.00	
[illegible]	STATE TAX		1,118.00	
[illegible]	[illegible]		.50	
[illegible]	DEED		10.00	* 1,128.50

STATE OF TENNESSEE)
COUNTY OF [illegible])

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RUFUS E. FORT, JR. 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 [illegible], Tennessee, this 11th day of [illegible], 19[illegible].

[illegible]
Notary Public

My Commission Expires:
[illegible]