This Instrument Was Prepared By: William J. Faimon, Attorney
200 Court Square Building
Nashville, Tennessee 37201

BOOK 5119 PAGE 154

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MYRON S. TOWBIN, ET UX	SAME	
(NAME)	(NAME)	182-16
1003 EDWIN WARNER DR.		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	33
NASHVILLE, TENN. 37205		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----Fifty-Six Thousand & no/100----------
--------($56,000.00)---------- Dollars,

cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations

We, JAMES F. DONNELLY and wife, CAROLE F. DONNELLY

have this day bargained and sold, and do hereby transfer and convey unto the said MYRON S. TOWBIN and wife, MINA L. TOWBIN their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 227 on the Plan of Warner Park Valley, Section 1, as of record in Book 3600, Pages 12, 13 and 14, Register's Office for Davidson County, Tennessee.

Said Lot No. 227 fronts 93 feet on the southwesterly margin of Edwin Warner Drive and extends back 183.74 feet on the northwesterly line and 253.70 feet on the southeasterly line, which is a broken line, to a line in the rear measuring 102.4 feet thereon.

Being the same property conveyed to James F. Donnelly and wife, Carole F. Donnelly, by deed from Claude H. Nease and wife, Willhelmina Beals Nease, of record in Book 4800, Page 711, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 56,000.00

Subscribed and sworn to before me, this the 25th day of February 19 77

Affiant James F. Donnelly

My commission expires: 2/8/78 (Affix Seal)

Notary Public Carolyn Hastings

This is unimproved ( ) improved (X) property, known as 1003 Edwin Warner Drive, Nashville, Tenn. 37205
(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 MYRON S. TOWBIN and wife, MINA L. TOWBIN their (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 and our heirs and representatives, to warrant and forever defend the title to said real estate to said MYRON S. TOWBIN and wife, MINA L. TOWBIN their (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 25th day of February, 19 77, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

James F. Donnelly

Carole F. Donnelly

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, CAROLYN HASTINGS, a Notary Public in and for said County and State, JAMES F. DONNELLY and CAROLE F. DONNELLY

the within named bargainors, 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 February, 19 77.

Carolyn Hastings, Notary Public

Commission expires 2/8/78

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.....

FEB28'77	CONV	56,000.00			
FEB28'77	S'TAX		B*	145.60	
FEB28'77	PR'FEE		B*	.50	
FEB28'77	W'DEED		B*	4.00	* 150.10

WARRANTY DEED

FROM

JAMES F. DONNELLY, ET UX

TO

MYRON S. TOWBIN, ET UX

D 9 1 2 1 5

IDENTIF. REFERENCE

FEB 28 1 33 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238