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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $15,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF March, 19 77

Notary Public

MY COMMISSION EXPIRES: 1-3-79

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
FOLEY & WEISS, ATTORNEYS, 507 Stahlman Bldg., Nashville, TN. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Arthur K. Lowen	Fidelity Federal Sav. & Ln.Assn.	92-2-103
(NAME) Third	(NAME)	
15th Floor-National Bk. Bldg.	400 Union Street	11W-960
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37219	Nashville, TN. 37219	
(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~~, I, Sidney Averbuch do convey my 1/2 undivided interest

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Arthur K. Lowen

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:

LAND in Davidson County, Tennessee, being Lot No. 9 on the Plan of Long and Ashworth's Subdivision, Block 35 in Boyd McNairy's Plan of record in Book 57, page 87, Register's Office for Davidson County, Tennessee, and described as follows:

Said Lot No. 9 fronts 58.6 feet on the south side of Jefferson Street and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Alfred Finkelstein and Sydney Averbuch by deed from Sarah Evans Young, Pauline Evans Miller, Hazel Evans Patton, Noah H. Evans, Jr. and Rosa Bell Evans Moore, surviving heirs-at-law of Magdalene Evans, deceased, of record in Book 3283, page 639, in the Register's Office for Davidson County, Tennessee.

Sidney Averbuch and Sydney Averbuch being one and the same person.

This sale is subject to the terms and conditions of a Deed of Trust executed by Alfred Finkelstein & Sidney Averbuch to Fidelity Federal Savings and Loan Association of record in Book 3326, page 477, in the Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 2607 Jefferson Street, Nashville, Tennessee 37208
(House Number) (Street) (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 my hand this 1st day of March, 19 77

Sidney Averbuch
SIDNEY AVERBUCH

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 Sidney Averbuch

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 Nashville, Tennessee, this 1st day of March, 19 77

Commission expires 11-7-79

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

WARRANTY DEED

FROM SIDNEY AVERBUCH

TO ART LOWEN

File in Box 4

D91837

IDENTIFICATION REFERENCE

MAR 3 8 45 AM '77

REGISTER DAVIDSON CO., TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAR-3[illegible]	CONV	15,000.00			
MAR-3[illegible]	S'TAX		B*	39.00	
MAR-3[illegible]	PR'FEE		B*	.50	
MAR-3[illegible]	W'DEED		B*	4.00	* 43.50