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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 $ 28,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF March 19 77.

Notary Public

~~MY COMMISSION EXPIRES~~: Betty Chisum
8-19-79 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ALAN L. SATURN, ATTORNEY 24th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jim Beuerlein	HOME FEDERAL SAVINGS & LOAN ASS'N	Map 91=12
c/o Carriage Hill Realtors (NAME)	(NAME)	
84 Pewitt Drive	230 Fourth Avenue, North	Par 232
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Brentwood, Tenn. 37027	Nashville, Tennessee - 37219	12W=06682
(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, MAX GREENBERG, A Widower, Charles Gross, et ux Doris Gross, Sherron Weinberger, et ux Sylvia Weinberger, Melvin Goldman, et ux Jacqueline Goldman, and Irvin Wolf, et ux Mary Wolf HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JIM BEUERLEIN

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. 2 on an unrecorded plan. SAID Lot No. 2 begins at a point on the east margin of Bass Street 50 feet north of the corner of Corey (Delaware) and Bass Street, said point being the northwest corner of Lot No. 1 on said plan; thence with the east margin of Bass Street, northerly 50 feet, fronting 50 feet on the east margin of Bass Street, and running back easterly between parallel lines which lines are also parallel with Corey (Delaware) Street 200 feet to an alley 25 feet wide. For the location of Bass and Corey Street, see plan of Clifton which is of record in Book 21, page 135, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Max Greenberg, a widower, Charles Gross, et ux Doris Gross, Sherron Weinberger, et ux Sylvia Weinberger, Melvin Goldman, et ux Jacqueline Goldman, and Irvin Wolf, et ux Mary Wolf, by deed from Max Greenberg, Trustee, of record in Book 4325, page 953, Register's Office for Davidson County, Tenn.

IT is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantee to assume the unpaid balance of a note secured by a first mortgage deed of trust to Home Federal Savings & Loan Association, of record in Book 4325, page 949, Register's Office for Davidson County, Tenn., and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

+ Max Greenberg + Charles Gross

+ Sarah Greenberg + Doris Gross

This is improved ( ) unimproved ( ) property, known as 602 41st Avenue North, Nashville, Tennessee - 37209
(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 our hand s this 16th day of March, 19 77

+ Sherron Weinberger + Irvin Wolf

+ Sylvia Weinberger + Mary Wolf

+ Jacqueline Goldman

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 Max Greenberg, Charles Gross, Doris Gross, Sherron Weinberger, et ux Sylvia Weinberger, Melvin Goldman, et ux Jacqueline Goldman, and Irvin Wolf, et ux Mary Wolf the bargainor, 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 Nasvhville, Tennessee, this 16th day of March 19 77

Commission expires 8-15-79

Betty G. Ericson
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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

MAX GREENBERG, et al

TO

Jim Beuerlein

D 95597

IDENTIF. REFERENCE

MAR 25 3 36 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

Alan L. Saturn, Attorney
24th Floor, First American Center
Nashville, Tenn. 37238

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAR25 77	CONV	28,000.00				
MAR25 77	S'TAX		B*	72.80		
MAR25 77	PR'FEE		B*	.50		
MAR25 77	W'DEED		B*	4.00	*	77.30