BOOK 5166 PAGE 203

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $20,000.00

Jim Hale
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF June, 19 77

Notary Public

MY COMMISSION EXPIRES: 11-9-77

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Foley & Weiss, Attorneys, 908 Fidelity Federal Building, Nashville, Tennessee 37219

NAME	ADDRESS	
ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jim Hale Construction Co,	Owner	58-15
(NAME)	(NAME)	PArcels 198 &199 58-11
P. O. Box 957		Parcels 70 &104
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37072		
(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, AVERBUCH-MORRIS, a partnership composed of Sidney Averbuch and M. C. Morris,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jim Hale, d/b/a Jim Hale Construction Company

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 Lots Nos. 13, 14, 133 and 223 on the Plan of Royal Hills, Section 1, as of record in Book 4675, page 73, Register's Office for said County, to which said Plan reference is hereby made for a complete legal description.

Being part of the same property conveyed to Averbuch-Morris, a partnership composed of Sidney Averbuch and M. C. Morris, by two deeds, one from Effie K. Walton of record in Book 4234, page 995, and the other by deed from Earl Bolling and wife, Helen Jean Bolling, of record in Book 4267, page 400, said Register's Office.

This conveyance is subject to any and all zoning regulations, building restrictions , set back lines, and easements and rights of way for public utilities applicable to the properties and taxes for the current year which have been assumed by the grantee herein.

unimproved ( )
This is improved ( ) property, known as _____
(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 28th day of June, 19 77

AVERBUCH-MORRIS, a partnership

By Sidney Averbuch
Sidney Averbuch, Partner

BOOK 5166 PAGE 204

BOOK 5166 PAGE 204

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sidney Averbuch, a partner in Averbuch-Morris

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 28TH day of June 19 77

Commission expires 6/7/80

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

Prep. by Smith, Cohen, Ney, Landau & Hewitt
Dan Hewitt

WARRANTY DEED

FROM
AVERBUCH-MORRIS, a Partnership

TO
JIM HALE, d/b/a Jim Hale Construction Company

E 12230

[illegible] REFERENCE

JUL 1 11 16 AM '77

[illegible] REGISTER

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL-1[illegible]	CONV	20,000.00			
JUL-1[illegible]	S'TAX		6*	52.00	
JUL-1[illegible]	P'FEE		6*	.50	
JUL-1[illegible]	W'DEED		6*	4.00	* 56.50

[illegible]