WARRANTY DEED

BOOK 5195 PAGE 56

FROM HAROLD F. LAWSON AND WIFE, DOROTHY E. LAWSON

ADDRESS NEW OWNER(S) AS FOLLOWS:	DANIEL COHEN AND WIFE, JULIE DIDIER COHEN 720 Newberry Road Nashville, Tennessee 37205
SEND TAX BILLS TO:	MORTGAGE CORPORATION OF THE SOUTH 2119 Sixth Avenue North Birmingham, Alabama 35202
PREPARED BY:	HOLLAND & LYNN, ATTORNEYS 2016 Parkway Towers Nashville, Tennessee 37219
	MAP-PARCEL NOS: 102-15-24

E 2516 5

IDENTIFICATION REFERENCE

SEP 9 1 45 PM '77

DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION, OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 53,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 8th day of September, 1977

Thomas D. Gupton
NOTARY PUBLIC

Nov 12 1980
DATE COMMISSION EXPIRES

AFFIX SEAL

FOR AND and IN CONSIDERATION OF the sum of ---------- TEN DOLLARS ----------

----------($10.00) ---------- DOLLARS

Cash in hand paid by Daniel Cohen and wife, Julie Didier Cohen, and other good and valuable considerations, receipt of which is hereby acknowledged.

SEP-9F	CONV	53,000.00		
SEP-9F	S'TAX		B*	137.80
SEP-9F	PR'FEE		B*	.50
SEP-9F	W'DEED		B*	4.00 * 142.30

HAROLD F. LAWSON AND WIFE, DOROTHY E. LAWSON,
GRANTOR(S) have (has) bargained and sold, and by these presents do(es) transfer and convey unto the said

DANIEL COHEN AND WIFE, JULIE DIDIER COHEN, GRANTEES

their (his, her, its) heirs, successors 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. 1 on the Plan of the Resubdivision of Lot No. 310 of Brookmeade Subdivision, Section IX, as of record in Book 4715, page 147, Register's Office for said County.

SAID Lot No. 1 fronts 125 feet on the southeasterly side of Newberry Road and extends back 405.19 feet on the easterly line and 236.92 feet on the westerly line to a dead line measuring 225.06 feet thereon.

BEING the same property conveyed to Harold F. Lawson and wife, Dorothy E. Lawson by deed from Mary Tyson Wood and husband, B. Lee Wood, of record in Book 4853, page 153, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to the following: 1) Restrictive covenant contained in instrument of record in Book 2545, page 594, said Register's Office; 2) the Plan of record in Book 4715, page 155, said Register's Office, shows an owner's certificate, a 100 foot minimum building set-back line from Newberry Road and a 10 foot easement for public utility purposes along the southerly and southwesterly lines of said lot.

RETURN TO
Clyde Paul Holland, Atty.
2016 Parkway Towers
Nashville, Tennessee
37219

unimproved ( )
This is improved (X) property, known as 720 Newberry Road, Nashville, Tennessee, 37205
Number Street City State 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, successors 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 except of record.

AND WE, GRANTORS do(es) 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 successors and assigns against the lawful claims of all persons whomsoever.

WITNESS OUR hand S this 8th day of SEPTEMBER, 1977

Harold F. Lawson
HAROLD F. LAWSON

Dorothy E. Lawson
DOROTHY E. LAWSON

{STATE OF TENNESSEE; COUNTY OF DAVIDSON} (Individual Acknowledgment)

Personally appeard before me, the undersigned, a Notery Public in and for said County and State, the within named HAROLD F. LAWSON AND WIFE, DOROTHY E. LAWSON

the bargainer(s), with whom I am personally acquainted, and acknowledged that they (he, she) executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at NASHVILLE, TENNESSEE
City State

this 8th day of SEPTEMBER 1977

Nov 12, 1980
Commission Expires

Thomas D. Gupton
Notary Public

(AFFIX SEAL)

{STATE OF ; COUNTY OF } (Corporate Acknowledgment)

Before me, the undersigned, 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 (Title) of the , a corporation, the within named bargainer, and that he as such (Title) being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by self as (Title)

WITNESS my hand and seal, at office in CITY: STATE:

this day of 19

Commission Expires

Notary Public

(AFFIX SEAL)