This instrument was prepared by Milton W. Smith, Jr. Attorney at Law,
3815 Cleghorn Avenue, Nashville, Tennessee. 37215.

Mail

WARRANTY DEED

BOOK 5227 PAGE 340

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Keith Rosenblum etux. Cynthia	S. National Mortgage Company	Map 161-2
(NAME) 494 Ellenwood Drive	(NAME) 4041 Knight Arnold Road	Parcel 40
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee. 37211.	(STREET ADDRESS) Memphis, Tennessee. 38118.	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100----------

----------($10.00)----------*Dollars,*

cash in hand paid by the Grantees, hereinafter named, and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption by the Grantees of the unpaid balance of an indebtedness in the original amount of $37,100.00, payable to National Mortgage Company; and secured by a deed of trust executed by Jerry T. Clark and wife, Elizabeth E. Clark, to Delta Title Company, Trustee, of record in Book 5049, page 315, Register's Office for Davidson County, Tennessee, which unpaid balance Grantees assume and promise to pay, We,

Jerry T. Clark and wife, Elizabeth E. Clark, hereinafter called Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said

Keith Rosenblum and wife, Cynthia S. Rosenblum, hereinafter called Grantees, their

certain real estate in Davidson County, Tennessee, as follows: ~~XXXXXXXX~~ *heirs and assigns,*

Being Lot No. 68 on the Plan of McMurray Hills of record in Book 3700, page 5, said Register's Office.
Said Lot No. 68 fronts 72.0 feet on the northerly margin of Ellenwood Drive and extends back 160.5 feet on the easterly line and 170.0 feet on the westerly line, to a broken line in the rear measuring 95.0 feet thereon.

Being the same property conveyed to Grantors by deed from Henry A. Molasy and wife, Jean H. Molasy, of record in Book 5049, page 313, said Register's Office.

This property is subject to the following:
(1) Restrictive covenants of record in Book 3882, page 846, said Register's Office; and to
(2) Setback lines, easements, and limitations as shown on the Plan of record in Book 3700, page 5, said Register's Office.

Grantor's' escrow account, including hazard insurance is being transferred to Grantees.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 42,300.00

Subscribed and sworn to before me, this the 28th day of November, 1977

Affiant Keith Rosenblum

My commission expires: 10-20-1979 (Affix Seal)

Notary Public

This is ~~unimproved ( )~~ improved (XXX) property, known as 494 Ellenwood Drive, Nashville, Tennessee 37211.
(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

Grantees, their

~~XXXXXXX~~ *(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.*, except as stated above and for 1977 taxes which have been prorated.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their

~~XXXXXXX~~ *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 28th *day of* November, 1977, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Jerry T. Clark

Jerry T. Clark

Elizabeth E. Clark

Elizabeth E. Clark

BOOK 5227 PAGE 341

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Jerry T. Clark and wife, Elizabeth E. Clark

the within named bargainor.S., 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* November, *19* 77.

Melton W. Smith
Notary Public

Commission expires Nov 20, 1979

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 .....

NOV29'77 CONV 42,300.00
NOV29'77 S'TAX B* 109.98
NOV29'77 PR'FEE B* .50
NOV29'77 W'DEED B* 4.00 * 114.48

WARRANTY DEED

FROM

Jerry T. Clark etux.

TO

Keith Rosenblum etux.

E 39028

IDENTIF. REFERENCE

Nov 29 8 55 AM '77

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
Greenhills Office
Phone 298-2661 3815 Cleghorn Ave.
NASHVILLE, TENN. 37215
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS