WARRANTY DEED

BOOK 5251 PAGE 179

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,500.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF Feb 1978.
Deputy Register

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 46,050.00
Donald K. Small
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF February, 1978.
Notary Public
MY COMMISSION EXPIRES: January 19, 1981
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Marbut Glenn Gaston, Jr., 4515 Harding Road Suite 303, Nashville, Tenn. 37205
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donald K. Small et ux (NAME)	The Benford-Whiting Company (NAME)	117-4-42
2502 Belmont Boulevard (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 17322 (STREET ADDRESS)	24W-00490.
Nashville, Tenn. 37212 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37217 (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, CLAUDIO SCHUFTAN and wife, DOCLAP SCHUFTAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DONALD K. SMALL and wife, JO ANN SMALL

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 the southerly one-half of Lot No. 114 and the northerly 10 feet of Lot No. 113 on the Belmont Land Company's Plan, as of record in Book 421, Page 34, Register's Office for Davidson County, Tennessee.

Said parts of said lots front together 60 feet on the easterly side of Belmont Boulevard and extend back between parallel lines 183 feet more or less, to an alley.

Being all the same property conveyed to Claudio Schuftan and wife, Doclap Schuftan, by deed from Arthur C. Apain, Charles A. Burkhalter and Alan C. Jackson, of record in Book 4988, Page 542, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the limitations that appear on the plan of record in Book 421, Page 34, said Register's Office, and to the 1978 taxes which have been prorated and the Grantees assume in full.

This is unimproved ( ) improved (X) property, known as 2502 Belmont Boulevard, Nashville, Tennessee 37212
(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 hands this 3rd day of February, 1978

Claudio Schuftan

Doclap Schuftan

STATE OF LOUISIANA
COUNTY OF ORLEANS

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Personally appeared before me, LARRY PRESTON WILLIAMS, a Notary Public in and for said County and State, the within named Claudio Schuftan and Doclap Schuftan

the bargainors, 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 New Orleans, Louisiana, this 7th day of February, 1978

Commission Expires AT DEATH

Notary Public

STATE OF

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 purpose 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

Please returnto:
Marbut Glenn Gaston, Jr.
4515 Harding Road Suite 303
Nashville, Tennessee 37205

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IDENTIF. REFERENCE

FEB 9 10 11 AM '78

FELIX Z. WALSCHAL REGISTER
DAVIDSON COUNTY, TENN.

FEB-9 78	CONV	48,500.00			
FEB-9 78 78	S'TAX		B*	126.10	
FEB-9 78 78	PR'FEE		B*	.50	
FEB-9 78 78	W'DEED		B*	4.00	* 130.60

WARRANTY DEED

FROM

Claudio Schuftan et ux Doclap Schuftan

TO

Donald K. Small et ux Jo Ann Small

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seisin

Compliments of

Title Associates, Inc.

REPRESENTING

USLIFE TITLE INSURANCE
Company of New York