This instrument was prepared by Bass, Berry & Sims, First American Center, Nashville, TN

37238

WARRANTY DEED

BOOK 5288 PAGE 198

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Vassilies C. Getzimos et ux Brenda G. Gatzimos	Vassilios C. Gatzimos et ux Brenda G. Gatzimos	Map 145
(NAME)	(NAME)	
1780 Tyne Blvd.	1780 Tyne Blvd.	Parcel 9.1
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN	Nashville, TN	FH 09580
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------

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

cash in hand paid by the grantees hereinafter named and other good and valuable considerations, the receipt of which is hereby acknowledged,

Charles J. Ensminger and wife, Dorothy F. Ensminger, hereinafter called the grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said Vassilios C. Gatzimos and wife Brenda G. Gatzimos, herein called the grantees their,

(~~successors~~), *heirs and assigns.*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being situated in the City of Forest Hills, and being described according to the survey of Anderson-Delk and Associates, May 17, 1978, as follows:

Beginning at a point 1021.73 feet southerly or southwesterly (measured along the said margin of Tyne Boulevard) from the point of intersection of the said margin of Tyne Boulevard and the northerly boundary of the tract of land which was conveyed to Jack Husband and wife, Kathryn Y. Husband, by deed of McQuiddy Printing Company, et al, of record in Book 2045, page 143, Register's Office for said County; from said point of beginning thence, with the north westerly margin of Tyne Boulevard, along a generally southwesterly course, with a curve having a radius of 762.91 feet (measured along the center line of Tyne Boulevard), 289.3 feet to a concrete monument; thence leaving said Tyne Boulevard, North 39 degrees 47 minutes west, 415.20 feet to a concrete monument; thence north 19 degrees 41 minutes east 152.00 feet to a concrete monument; thence south 60 degrees 05 minutes east, 433.6 feet to the point of beginning; and containing two acres, more or less; and there is further included in this conveyance all the grantors' right, title, and interest in and to that portion of Tyne Boulevard lying between its center line and its northwesterly margin, and the extensions of the northerly and southerly boundary lines of the tract hereinabove described.

-----Being the same property conveyed to the Grantors by deed from Jack Husband and wife, Kathryn Y Husband, of record in Book 3538, page 569, Register's Office for Davidson County, Tennessee, as corrected in Book 4679, page 642, said Register's Office.---This conveyance is made subject to restrictive ~~covenants of record in Book 3538, page 569, said Register's Office.~~

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 115,000.00

Subscribed and sworn to before me, this the 22nd day of May, 1978

Affiant

My commission expires April 1, 1981 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 1780 Tyne Blvd. Nashville, TN (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

(~~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 1978 taxes which have been prorated and payment thereof assumed by Grantees.

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

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

Witness our *hand S this* 18th *day of* May, 19 78, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Charles J. Ensminger
CHARLES J. ENSMINGER

Dorothy F. Ensminger
DOROTHY F. ENSMINGER

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Charles J. Ensminger and Dorothy F. Ensminger

*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* 18th *day of* May, *19*78.

Susan Reynolds *Notary Public*

Commission expires 9/6/81

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 .....

MAY 19 78	CONV	90,000.00			
MAY 19 78	CONV	25,000.00			
MAY 19 78	S'TAX		B*	299.00	
MAY 19 78	PR'FEE		B*	.50	
MAY 19 78	W'DEED		B*	4.00	* 303.50

WARRANTY DEED

FROM
Charles J. Ensminger et ux

TO
Vassilios C. Gatzimos et ux

Brenda G. Gatzimos

E 66502

IDENTIF. REFERENCE

MAY 19 3 43 PM '78

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