BOOK 5291 PAGE 998

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $123,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF May 1978.

Notary Public

MY COMMISSION EXPIRES: April 10 1982

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Baltz & Eisenstein, Suite 408, Nashville City Bank Bldg., Nash. Tenn.
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Irene Saperstein (NAME) | same (NAME) | 116-9-8 |
| 5916 Sedberry Road (STREET ADDRESS OR ROUTE NUMBER) | same (STREET ADDRESS) | 8DZ-73750 |
| Nashville Tenn. 37205 (CITY) (STATE) (P. O. ZIP) | same (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, Albert Feldman and wife, Phyllis Feldman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Irene Saperstein

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 Lot No. 304 on the Plan of Hillwood Estates, Section 12, as of record in Book 2663, Page 109, Register's Office for said County.

Said Lot No. 304 fronts 200 feet on the westerly side of Sedberry Road and extends back 247.9 feet on the northerly line and 246.1 feet on the southerly line to a dead line, measuring 200 feet thereon.

Being the same property conveyed to Albert Feldman and wife, Phyllis Feldman by deed from Noah B. Moates and wife, Maxine Moates, dated February 19, 1962, filed February 21, 1962, and recorded in Book 3342, Page 599, Register's Office for said County.

The aforementioned property is subject to utility easement, set back line, and conditions of owner's certificate as shown on Plan of Record in Book 2663, Page 109, Register's Office for said County; restrictive covenants and agreements set out in deed from H. G. Hill Company to Maxine Mallerne of record in Book 2875, Page 51, Register's Office for said County.

This is (unimproved ( ) improved (X)) property, known as 5916 (House Number) Sedberry Road (Street) Nashville Tenn. 37205 (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we 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 9th day of May, 1978

Albert Feldman

Phyllis Feldman

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Daniel B. Eisenstein, a Notary Public in and for said County and State, the within named Albert Feldman and wife, Phyllis Feldman,

the 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 24th day of May 19 78.

Commission expires April 18, 1982

Daniel B. Eisenstein
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

**WARRANTY DEED**

FROM
Albert Feldman and wife,

Phyllis Feldman

TO
Same as grantee

E 6821

IDENTIF. REFERENCE

MAY 31 12 50 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

| | | | | | |
|---|---|---|---|---|---|
| MAY 31 78 | CONV | 90,000.00 | | | |
| MAY 31 78 | CONV | 33,000.00 | | | |
| MAY 31 78 | S'TAX | | B* | 319.80 | |
| MAY 31 78 | PR'FEE | | B* | .50 | |
| MAY 31 78 | W'DEED | | B* | 4.00 | * 324.30 |