BOOK 5309 PAGE 809

FORM NO. WD-1

2,642.00

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 10,560.00

Joel Garfinkle
(Affiant)

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF June, 1978

[illegible]
Notary Public

MY COMMISSION EXPIRES: 1 Aug. Pec

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

FORRIS LEVINE, Attorney at Law, 1119 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOEL GARFINKLE (NAME)	SAME (NAME)	10 N 93 70
927 Stahlman (STREET ADDRESS OR ROUTE NUMBER)	Body (STREET ADDRESS)	105-1-195
Nashville Tenn (CITY) (STATE) (P. O. ZIP)	(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~~ I, LOLA RAMSEY,

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

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. 78 on the Map of Boyd Ament Tract, as of record in Book 21, page 83, Register's Office for Davidson County, Tennessee.

Said Lot No. 78 fronts 50 feet on the south side of Tremont Street and runs back between parallel lines 168 feet to an alley.

BEING the same property conveyed to Lola Ramsey by deed from Joel Garfinkle of record in Book 4935, page 622, Register's Office for Davidson County, Tennessee.

This is { unimproved / improved } property, known as 1407 TREMONT ST Nashville Tenn
(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 my hand this 27th day of May, 1978

Lola B. Ramsey

[illegible]

STATE OF TENNESSEE
Davidson County

BOOK 5309 PAGE 810

Personally appeared before me, Judy Binkley, a Notary Public in and for said County and State, the within named Lola Ramsey

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 27th day of May 19 78

Commission expires 7-31-78

Judy Binkley
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 LOLA RAMSEY

TO JOEL GARFINKLE

E 76050

IDENTIF. REFERENCE

JUL 11 2 40 PM '78

FELIX [illegible] REGISTER
DAVI[illegible] TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL 11 78	CONV	10,560.00			
JUL 11 78	S'TAX		B*	27.56	
JUL 11 78	PR'FEE		B*	.50	
JUL 11 78	W'DEED		B*	4.00	* 32.06