ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Ed Groves, Realty	Same	91-3
(NAME)	(NAME)	243
5915 Charlotte Ave.		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	12W 243
Nashville, Tn.		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Ten & No/100 Dollars

(10.00) DOLLARS

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

OCT-2	CONV	16,500.00			
OCT-2	S'TAX		B*	42.90	
OCT-2	PR'FEE		B*	.50	
OCT-2	W'DEED		B*	4.00	* 47.40

I, Aileen Neukom, an unmarried widow

have bargained and sold, and by these presents do transfer and convey unto the said Ed Groves and L. Bruce Stittsworth

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

lvi

Being Lot No. 1 of Block No. 18 on the Cherokee Park Subdivision, A Plan of said Subdivision is of record in Book 161, page 75, Register's Office for said County which plan shows the location of the streets, but does not show Block No. 18.

According to an unrecorded Plan of Block 18, said Lot No. 1 is described as Follows:

Beginning at the northwest corner of California Avenue and 58th Avenue North, formerly 17th Street; thence with the northerly margin of California Avenue, westwardly 92 feet to the corner of Lots Nos. 1 and 3, thence northwardly with the dividing line between Lots Nos. 1 and 3, 117. feet, more or less, to the westerly margin of 58th Avenue North, thence with said Avenue southwardly 150 feet, more or less, to the beginning.

Being the same property conveyed to Henry Neukom by deed from J. E. Hill and wife, Drucie A. Hill, of record in Book 1020, page 309, Register's Office for Davidson County, Tennessee. The said Henry Neukom having since died and by Will of record in Will Book 89, page 25, Probate Court having devised to Aileen Neukom said property in fee simple.

unimproved ( )
This is improved ( ) property, known as _____ (House Number) _____ (Street)

_____ (P. O. Address) _____ (City or Town) _____ (Zip Code)

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.

Whenever 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 2nd day of October, 1978.

Aileen Neukom
Aileen Neukom, an unmarried widow

BOOK 5344 PAGE 794

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, The undersigned, a Notary Public in and for said County and State, the within named ~~Executrix Realty~~

Aileen Neukom, an unmarried widow

the bargainor, with whom I am personally acquainted, and who acknowledged that ~~they~~ she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 2nd day of October, 1978.

My commission expires 2-30-80 Notary Public Rick M. Johnson

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (~~whichever~~ is greater) is $ 16,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Rick M. Johnson

Sworn to and subscribed before me this 2ND day of October, 1978.

~~My commission expires~~ _____ Notary Public E. Barnes Dep. Reg.

This instrument was prepared by:	
Rick M. Johnson, Attorney	Suite 1112, Parkway Towers Nashville, Tn. 37219
Name	Address

WARRANTY DEED

FROM

TO

E 91766

IDENTIF. REFERENCE

OCT 2 12 45 PM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219