FILE BOX 3

Form No. WD-1

BOOK 5504 PAGE 941

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,875.00

X Natalie Yoffe
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18TH DAY OF SEPTEMBER, 19 79

Notary Public

MY COMMISSION EXPIRES: 8-22-81
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 1102 KERMIT DRIVE, #203, NASHVILLE, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald E. Yoffe (NAME)	Mercantile Mortgage Company (NAME)	MAP 156-2
885 Beech Bend Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 14569 (STREET ADDRESS)	PARCEL 138
Nashville, TN 37221 (CITY) (STATE) (P. O. ZIP)	St. Louis, Mo 63178 (CITY) (STATE) (ZIP)	9D-61366

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, C & S Builders, Inc.,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald E. Yoffe and wife Natalie K. Yoffe

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. 646 on the plan of Harpeth Woods, Section of Harpeth Valley Park, of record in Plat Book 4660, Page 111, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING part of the same property conveyed to C & S Builders, Inc., by deed from Roy Shainbert et al., Trustees, of record in Deed Book 5296, Page 142, Register's Office for said County.

THIS conveyance is subject to restrictive covenants of record in Book 5051, Pag 92, Book 5197, Page 12, and Book 5226, Page 718, Register's Office for said County,

THIS conveyance is subject to any and all zoning regulations, building restrictions, and set-back lines, if any, and easements and rights-of-way for public utilities.

THIS conveyance is subject to any and all existing easements of record.

This is ( ) unimproved (X) improved property, known as 885 beech Bend Drive (House Number) (Street) Nashville, TN 37221 (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 18TH day of SEPTEMBER, 19 79

C & S Builders, Inc. BY: Alphonse H. Davis
Alphonse H. Davis, Vice President

C & S Builders, Inc. BY: Kenneth Lyons
Kenneth Lyons, Sec.-Treasurer

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

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

Commission expires _____ _____ Notary Public

STATE OF TENNESSEE
Davidson County

Before me, ~~the undersigned~~, a Notary Public within and for the State and County aforesaid, personally appeared Alphonse H. Davis and ~~Kenneth Lyons~~ ~~(his oath)~~ ~~(himself)~~ with whom I am personally acquainted and who upon (~~their several oaths~~) acknowledged (themselves) to be the Vice-President and ~~Sec. Treasurer~~ respectively of the ~~C & S Builders, Inc.~~ the within named bargainor, and corporation, and that ~~(he)~~ XX (they) as such Vice-President and Sec.-Treasurer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Alphonse H. Davis as such Vice-President, and attesting the same by the said Kenneth Lyons as such Sec.-Treasurer

Witness my hand and official seal at office at Nashville on this the 10TH day of SEPTEMBER, 19 79

My commission expires 7-22-81

Mary P. Whitworth
Notary Public

MARY P. WHITWORTH NOTARY PUBLIC LA STATE

FILE BOX 3

WARRANTY DEED

FROM
C & S Builders, Inc.

TO
Ronald E. Yoffe

F: 5 4 2 5 5

IDENTIF. REFERENCE

SEP 25 3 43 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Edward Seldon
Attorney-at-Law
1102 KERMIT DRIVE, SUITE 203
NASHVILLE, TENNESSEE 37217

09/25 177.84- CHECK

4298

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

BOOK 5504 PAGE 943

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			65875.00- CO	
			171.34 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	177.84-
4298A09/25/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-54255

IDENTIF. REFERENCE

SEP 25 3 43 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 714524