1-014,623

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FORM NO. WD-1

STATE OF OHIO }
COUNTY OF HAMILTON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 67,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25TH DAY OF January, 1980.

Notary Public

MY COMMISSION EXPIRES: ROBERT O. WOODS, Attorney at Law NOTARY PUBLIC, STATE OF OHIO My Commission has no expiration date, Section 147.03 O.R.C.

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

WILLIAM D. CASTLEMAN, ATTORNEY, 807 American Trust Bldg., Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
THE PROCTER & GAMBLE DISTRIBUTING COMPANY (NAME)	SAME (NAME)	4D-24911
301 East Sixth Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Map: 75-4
Cincinnati, Ohio 45202 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Par: 79

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, JOHN F. BERLINER and wife, SUSAN A. BERLINER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THE PROCTER & GAMBLE DISTRIBUTING COMPANY, an Ohio Corporation with offices at 301 East Sixth Street, Cincinnati, Ohio

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. 312 on the Plan of Tulip Grove, Section 5, of record in Book 4175, Page 71, Register's Office for Davidson County, Tennessee, as follows:

BEGINNING at a point in the westerly margin of Frankfort Drive at the common corner of Lots 311 and 312; thence, with the line between said lots, 139.61 feet to a point in the rear line of Lot No. 305; thence, with the rear line of Lots No. 305 and 304, westerly 130.50 feet to a point in the margin of Atlanta Drive; thence, with the margin of the same, southwesterly 115.00 feet to a monument at the beginning of a curve; thence, around said curve, northeasterly 39.27 feet to a point in the westerly margin of Frankfort Drive; thence, with the same in a southwesterly direction 103.27 feet to the point of beginning.

BEING the same property conveyed to John F. Berliner and wife, Susan A. Berliner, by deed from Fischer and Short Construction Company, a Tennessee Corporation, of record in Book 4599, Page 421, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE is subject to Restrictive Covenants of record in Book 4349, Page 112, and Book 4367, Page 936, said Register's Office; easements and setback lines as set forth in the above Plan of record and taxes for the current year which have been prorated and assumed by the Grantee herein.

This is unimproved ( ) improved (X) property, known as 600 FRANKFORT DRIVE (House Number) (Street) HERMITAGE, TN (P. O. Address) (City or Town) 37076 (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 our hand s this 29 TH day of January, 1980

Susan A Berliner
SUSAN A. BERLINER

John F. Berliner
JOHN F. BERLINER

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STATE OF OHIO
HAMILTON County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JOHN F. BERLINER and wife, SUSAN A. BERLINER

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 Cincinnati, OHIO, this 24th day of January 19 80.

Commission expires Notary Public, State of Ohio, My Commission Expires July 29, 1981

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) 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
JOHN F. BERLINER et ux

SUSAN A. BERLINER

TO
THE PROCTER & GAMBLE DISTRIBUTING COMPANY
301 East Sixth Street
Cincinnati, Ohio 45202

F 74899

IDENTIF. REFERENCE

FEB 4 9 27 AM '80

FELIX Z. ... SON II REGISTER
DAVIDSON COUNTY, TENN.

mail
Lawyers Title of Middle Tennessee, Inc.
Titles Guaranteed
NASHVILLE, TENN.
FILE BOX 9

811 Church Street Bldg

02/24 182.00- CHECK

697

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
			67500.00- CO 175.50 CO TX .50 PRFEE 6.00 WDEED CHECK 182.00- 0697A02/04/80 BAL .0.	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 7 4 8 9 9

IDENTIFICATION REFERENCE

FEB 4 9 27 AM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 740084