3972 * 04/17 26.00- CHECK
80-3-21

BOOK 5591 PAGE 667 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 7,500.00

Melvin S. Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF March, 1980.

Notary Public

MY COMMISSION EXPIRES: 6/7/80
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Foley & WEiss, Attorneys, 1208 Fidelity Federal Bldg., Nashville, TN. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Melvin S. Johnson & wife (NAME)	Melvin S. Johnson (NAME)	92-6-433 &92-6-434
813 Lena Street (STREET ADDRESS OR ROUTE NUMBER)	3232 Crowe Drive (STREET ADDRESS)	11W-31875
Nashville, TN. (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37218 (CITY) (STATE) (ZIP)	11W-31880

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, Hilmar Kleeman, Ernestyne Kleeman Osman(now Mueller), and Patricia Kleeman Goldstein

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Melvin S. Johnson and wife, Whelen J. Johnson

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:

LAND in Davidson County, Tennessee, being the northerly 37 feet of Lot No. 13 and the southerly one foot of Lot 12 and the north 41 feet of Lot 12 on the map of Lena Court, as of record in Book 1835, page 8, Register's Office for Davidson County, Tennessee.

SAID parts of lots front and adjoin together a total distance of 79 feet on the west side of Lena Street and run back between parallel lines 128 feet to an alley.

BEING the same property conveyed to Ernestyne Kleeman Osman (now Mueller), Patricia Kleeman Goldstein and Hilmar Kleeman, as devisees under theLast Will and Testament of AMy E. Kleeman, of record in Book 120, page 721, said Register's Office, & as the heirs at law of Karl M. Kleeman, deceased.
This conveyance is subject to any and all zoning regulations, building restrictions, & setback lines, if any, and easements and rights-of-way for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (XXX) property, known as 813 Lena St (House Number) Nashville, TN. (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 our hand this 18th day of March, 1980

Hilmar Kleeman
Hilmar Kleeman

Patricia Kleeman Goldstein
Patricia Kleeman Goldstein

Ernestyne O. Mueller
Ernestyne O. Mueller

STATE OF TENNESSEE
Davidson County

BOOK 5591 PAGE 668

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

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 18 day of March, 1980.

Commission expires 6/7/80

Notary Public

STATE OF NEW YORK
COUNTY OF WESTCHESTER

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named Patricia Kleeman Goldstein, 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 [illegible], New York, this 3 day of [illegible], 1980.

Commission expires:

MICHAEL GIUSTO
Notary Public, State of New York
No. 41-1445295
Qualified in Westchester County
Commission Expires March 30, 19__

Notary Public

WARRANTY DEED

FROM

TO

F-85406

IDENTIF. REFERENCE

APR 17 10 54 AM '80

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

STATE OF KENTUCKY
COUNTY OF JEFFERSON

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named Ernestyne Kleeman Osman Mueller, 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 Louisville, Kentucky, this 14 day of April, 1980.

Notary Public

Commission expires: 10-13-80

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 5591 PAGE 669

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
			7500.00- CO	
			19.50 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	26.00-
3972A	04/17/80		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-85406.

IDENTIF. REFERENCE

APR 17 10 54 AM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 752859