5054 11/18 126.10- CHECK

BOOK 5679 PAGE 458

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $46,000.00

Harold M. Cohen
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF November, 1980.

Notary Public

MY COMMISSION EXPIRES: 4-22-84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bernard M. Rosenblum, 18th Floor, Life & Casualty Tower, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Harold M. Cohen (NAME)	Same (NAME)	93-6-2-37
114 Third Avenue, North (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	5W 2680
Nashville, Tennessee 37201 (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, FANNIE F. KANTOR, widow of Bernard L. Kantor,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HAROLD M. COHEN

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 part of Lot No. 30 on the Plan of the Original Town of Nashville, not of record, described as follows:

BEGINNING on the easterly margin of 3rd Avenue North, formerly College Street, at a point 178 feet 4 inches, more or less, north of the northerly margin of Broad Street, said point being the northwest corner of the property conveyed to Penn. Mutual Life Insurance Company by deed from Fyke Farmer, Trustee, of record in Book 909, page 139, Register's Office for said County; thence with the easterly margin of said Avenue, northwardly 29 feet 8 inches, more or less, to the southwest corner of the property conveyed to Mrs. Mary A. Miller by deed from Orville E. Stockell and wife, of record in Book 230, page 246, said Register's Office; thence with said Miller's southerly line, eastwardly 106 feet, more or less, to the westerly margin of an alley; thence with said alley, southwardly 29 feet 8 inches, more or less, to the northeast corner of said Life Ins. Company's property; thence with their northerly line; westwardly 106 feet, more or less, to the beginning.

Being part of the same property conveyed to Fannie F. Kantor by deed from Max Komisar and Louis Komisar, Co-Trustees, of record in Book 5053, page 673, Register's Office for Davidson County, Tennessee.

This conveyance is subject to existing Building Restrictions, Zoning Ordinances, and Recorded Easements.

unimproved ( )
This is improved (X) property, known as 114 Third Avenue, North, Nashville, Tennessee 37201
(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 17th day of Nov., 1980

Fannie F. Kantor
FANNIE F. KANTOR

BOOK 5679 PAGE 459

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named FANNIE F. KANTOR, widow of Bernard L. Kantor

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 17th day of November 1980

Commission expires 4-22-84

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) (his oath) acknowledged (themselves) (himself) 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

FANNIE F. KANTOR

TO

HAROLD M. COHEN

G 17923

IDENTIFICATION REFERENCE

Nov 18 10 28 AM '80

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5679 PAGE 460

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
			46000.00- CO	
			119.60 CO TX	
			.50 PRFE	
			6.00 MDE	
			CHECK	126.10-
5094A11/18/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 1 7 9 2 3

IDENTIF. REFERENCE

NOV 18 10 28 AM '80

REGISTER
DAVIDSON COUNTY, TENN.

No. 792530