1896

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Dr/Ms John M. Tanner (NAME)	new owner (NAME)	116
164 Charleston Park (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	8
Nashville, Tn. 37205 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	G164

WARRANTY DEED

BOOK 5839 PAGE 613

For and in consideration of the sum of TEN AND NO/100 ($10.00) * DOLLARS and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

BRUCE D. ZEITLIN,

have bargained and sold, and by these presents do transfer and convey unto XXXXXX
JOHN M. TANNER and wife, HELEN R. TANNER,

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

Being Lot No. 164 on the Plan of Sugartree, Phase III, as of record in Book 5050, pages 67-71, Register's Office for said County, to which plan reference is made for a more complete description.

Being part of the same property conveyed to Bruce D. Zeitlin by deed from Richard D. Bird, Trustee, of record in Book 5718, page 465, said Register's Office.

This conveyance is made subject to: (1) Easement of record in Book 3400, page 63; (2) Declaration of covenants, conditions and restrictions of record in Book 4857, page 157, amended in Book 4911, page 356, Book 4996, page 126, Book 5003, page 688, Book 5087, page 220, Book 5152, page 401, Book 5514, page 138, Book 5691, page 61, as made applicable in Book 5087, page 220; and (3) all matters appearing on the Plan of record in Book 5050, pages 67-71, said Register's Office.

This is unimproved ( ) improved (xx) property, known as 164 Charleston Park, Nashville, Tn. 37205
(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 8th day of January, 19 82.

Bruce D. Zeitlin

BOOK 5839 PAGE 614

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 Bruce D. Zeitlin, 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 8th day of January, 1982.

My commission expires 4-17-83 Notary Public

STATE OF TENNESSEE
COUNTY OF

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 $ 223,000.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

John M. Tanner

Sworn to and subscribed before me this 8th day of January, 1982.

My commission expires 4-17-83 Notary Public

This instrument was prepared by:
George E. Mudter, Jr., Atty., 254 Highlands Bldg., Brentwood, Tn. 37027, ~~solely upon information furnished by the parties hereto~~
Name Address

G 74845

JAN 11 12 24 PM '82
FELIX A. KELL REGISTER
DAVIDSON COUNTY, TENN.

IDENTIFICATION REFERENCE

FILE BOX 38
First Title and Escrow Co.

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

WARRANTY DEED

FROM BRUCE D. ZEITLIN

TO JOHN M. TANNER and wife

5709 01/11 556.30 CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5839 PAGE 615

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
			223000.00-	CO
			579.80	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	586.30-
6709A01/11/82			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 74845

IDENTIF. REFERENCE

JAN 11 12 24 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 861473