B0176

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

DEARBORN & EWING, ATTORNEYS, NASHVILLE, TENNESSEE

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John Bruno, III & wife, Emily	SAME	103-12; 250
G. Bruno (NAME)	(NAME)	103-12; 293
621 Westview Ave. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville Tn 37205 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	BOOK 5373 PAGE 764

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, Helene Rothschild and husband, Irving A. Rothschild

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John Bruno, III and wife, Emily G. Bruno

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. 20 and the north part of Lot No. 19 of Block A on the Map of Cherokee Park, as of record in Book 547, pages 169 and 170, Register's Office for said County.

Said lot and part of said lot adjoin and front together 130 feet on the west side of Mayfair Road and run back between lines, 160.3 feet on the north line of Lot No. 20, and 158 feet more or less, on the south line, of part of Lot 19, to a dead line, on which they measure 130.03 feet.

Being the same property conveyed to Irving A. Rothschild and wife, Helene Rothschild, by deed from Linnette Yeater, of record in Book 5352, page 920, Register's Office for Davidson County, Tennessee, as to Lot 20; and being the same property conveyed to Helene Rothschild, by deed from Irving A. Rothschild, of record in Book 5383, page 161, said Register's Office, as to Lot 20; and being part of the same property conveyed to Irving A. and Rothschild and wife, Helene Rothschild, by deed from Otto Zelenka and wife, Aranka Bergida Zelenka, of record in Book 4177, page 486, said Register's Office, as to the part of Lot 19; and being part of the same property conveyed to Helene Rothschild, by deed from Irving A. Rothschild and wife, Helene Rothschild, of record in Book 4273, page 59, said Register's Office, as to the part of Lot 19.

The above property is conveyed subject to the following:

1. 1984 Metropolitan Government taxes.

2. The Plan of record in Book 547, pages 169 and 170, said Register's Office.

unimproved ( )
This is improved (XX) property, known as 111 and 113 Mayfair Avenue, Nashville, Tennessee 37205
(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 successors, assigns 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 31st day of August 1984

Helene Rothschild — Irving A. Rothschild

Helene Rothschild

Irving A. Rothschild

Form 3

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

BOOK 6373 PAGE 765

75255

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Helene Rothschild and husband, Irving A. Rothschild 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 Nashville, Tennessee this 31 day of August, 19 84.

Commission Expires: 7/2/85

Carol R. Rivers
Notary Public

STATE OF)

COUNTY OF)

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 (his oath, their several oaths) acknowledged (himself, themselves) 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 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 official seal at office at on this day of , 19 .

My Commission Expires:

Notary Public

WARRANTY DEED

FROM
Helene Rothschild and husband,
Irving A. Rothschild

TO
John Bruno, III and wife,
Emily G. Bruno

RETURN TO:
Dearborn & Ewing
ATTORNEYS
NASHVILLE, TENN.

I 7 3 3 7

IDENTIFICATION REFERENCE

SEP 4 1 56 PM '84

REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this conveyance is $ 217,500.00

Betty L Binkley

Subscribed and sworn to before me this 31 day of August, 19 84

My Commission Expires: 7/2/85

Carol R. Rivers
Notary Public

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6373 PAGE 766

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
			217500.00-	CAMT.
			565.50	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 572.00-
7525A09/04/84				BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I-47-3-37-

IDENTIF. REFERENCE

SEP 4 1 56 PM '84

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

No. 0066140