FILE BOX 45

BOOK 6514 PAGE 584

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 177,000.00

Marie Branham
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF March 1985

Patricia Anderson
Notary Public

MY COMMISSION EXPIRES: 10 DEC 85

(AFFIX SEAL)

NOTARY PUBLIC PATRICIA ANDERSON

THIS INSTRUMENT WAS PREPARED BY
CHARLES F. BROWN, JR - 1161 Murfreesboro Road - Suite 316 - Nashville, TN 37217

NAME / ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Cheryl Sanford	AmSouth Mortgage Company, Inc.	Map 71-7
(NAME) 234 Largo Drive	(NAME) P. O. Box 847	Parcels 245, 246,
(STREET ADDRESS OR ROUTE NUMBER) Nashville, TN 37211	(STREET ADDRESS) Birmingham, AL 35201	247
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Delwood O. Hirsch and wife, Tine' M. Hirsch

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Cheryl Sanford, unmarried

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 Nos. 1, 2, 3 on the Plan of a Resubdivision of Lots 37, 38 and 39, J. B. Haynies Oriental Subdivision, of record in Plat Book 6200, page 38, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same property conveyed to Delwood O. Hirsch and wife, Tine' M. Hirsch by Deed of record in Book 6430, page 811, said Register's Office.

THIS conveyance is subject to Deeds of Trust executed by Delwood O. Hirsch and wife Tine' M. Hirsch, to Michael L. Padalino, Trustee, for AmSouth Mortgage Company, Inc., dated December 12, 1984, and filed for record in Book 6450, Page 654, Book 6450, Page 658, and Book 6450, Page 650, with a present unpaid principal balance of approximately $52,477.00, which the grantee herein hereby assumes and agrees to pay. The escrow account in connection with said loan is hereby transferred to the grantee.

This is unimproved (xxx) / improved ( ) property, known as 200, 202, 204 Prince Avenue (House Number) (Street) Nashville, TN 37207 (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 heir 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 covey 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 14th day of March, 19 85

Delwood O. Hirsch
Tine' M. Hirsch

523

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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 Delwood O. Hirsch and wife, Tine' M. Hirsch

(or proved to me on the basis of satisfactory evidence) 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 14th day of March 19 85

Commission expires 10-20-85

Notary Public

STATE OF TENNESSEE
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 (or proved to me on the basis of satisfactory evidence) upon (their several oaths/his oath) acknowledged (themselves/himself) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he/they) as such _____ and _____ being authorized so to do, execute 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

Delwood O. Hirsch and

Tine' M. Hirsch

TO

Cheryl Sanford

RETURN TO:

METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

CHARLES F. BROWN, JR.
ATTORNEY-AT-LAW
1161 Murfreesboro Road
Suite 316
Nashville, TN 37217

IDENTIFICATION REFERENCE:

FELIX Z. WILKINSON, REGISTER
DAVIDSON COUNTY, TN
MAR 20 3 06 PM 1985

$ 1 8 0 5 9 . 1 1

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

RECEIVED OF _____

FOR _____ BOOK 6514 PAGE 586

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

177000.00- CAMT.
460.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 466.70-
0523A03/20/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I-9.0 5:9 I:

IDENTIF. REFERENCE

MAR 20 3 06 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 117657