File Box 38 #3856

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

File 4

BOOK 6558 PAGE 428

4301 Hillsboro Rd., Suite 221
Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DAVID H. S. IANSMITH (NAME)	ZEITLIN FINANCIAL SERVICES, (NAME)	Map 156-2
782 Myhr Drive (STREET ADDRESS OR ROUTE NUMBER)	4301 Hillsboro Road, Suite 200 (STREET ADDRESS)	Parcel 90
Nashville, Tennessee 37221 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	9D-28763

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, MARVIN E. HIMMELBERG and wife, GRACE H. HIMMELBERG

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DAVID H. S. IANSMITH and wife, JANIS MALKIN IANSMITH

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Lot No. 326 on the Plan of Harpeth Valley Park, Section III, as of record in Plat Book 4175, page 15, corrected in Book 4256, page 127, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to Marvin E. Himmelberg and wife, Grace H. Himmelberg by deed from Billy D. Malesouas and wife, Kathleen L. Malesouas of record in Book 5234, page 677, said Register's Office.

This conveyance is made subject to: (1) 1985 taxes, which have been prorated and assumed by the grantees; (2) Restrictions of record in Book 3857, page 858, and Book 4237, page 179; (3) All matters appearing on the Plan of record in Plat Book 4175, page 15, corrected in Book 4256, page 127, said Register's Office.

J 0 5 3 3 4

IDENTIF. REFERENCE

MAY 16 10 30 AM '85

FELIX Z. HUDSON JR. REGISTER
DAVIDSON COUNTY, TN

This is improved (XX) unimproved ( ) property, known as 782 Myhr Drive, Nashville, Tennessee 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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 successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 13th day of May, 1985.

Marvin E. Himmelberg
MARVIN E. HIMMELBERG

Grace H. Himmelberg
GRACE H. HIMMELBERG

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MARVIN E. HIMMELBERG and wife, GRACE H. HIMMELBERG

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 13th day of May, 19 85.

My commission expires 4/19/87 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ self to be _____ of the _____, the within named bargainor, a corporation, and that as such _____, 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 _____.

Witness my hand and official seal, at _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 91,425.00

D.H.S. Iansmith, M.D.P.H.D.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th DAY OF May, 19 85

MY COMMISSION EXPIRES: 4/19/87 (AFFIX SEAL)

Notary Public

3684 05/16 244.14- CHECK

WARRANTY DEED

FROM
MARVIN E. HIMMELBERG and wife,
GRACE H. HIMMELBERG

TO
DAVID H. S. IANSMITH and wife,
JANIS MALKIN IANSMITH

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
P.O. Box 926
256 Highland Building
BRENTWOOD, TENNESSEE 37027-0926

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

RECEIVED OF _____

FOR _____

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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

91425.00- CAMT.
237.64 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 244.14-
8684A05/16/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J 0 5 3 3 4

IDENTIF. REFERENCE

MAY 16 10 00 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 135349