File 7 BOOK 6560 PAGE 578

FORM NO. WB-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 37,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 30th DAY OF APRIL 1985.

Notary Public

MY COMMISSION EXPIRES: 4-10-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MELISSA A. FAULKNER (NAME)	CENTRAL MORTGAGE COMPANY (NAME)	136-13
3004 Goodwin Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O.Box 179 (STREET ADDRESS)	105
Nashville, Tenn. 37217 (CITY) (STATE) (P. O. ZIP)	Upper Darby, Pennsylvania 19082 (CITY) (STATE) (ZIP)	2D-42195

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, DORIS ZIMMERMAN and HARRY TENENBAUM d/b/a TENZIM PROPERTIES

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MELISSA A. FAULKNER

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:

LAND in Davidson County, Tennessee, being Lot No. 14B on the Plan of Edge-O-Lake Estates, Section 20A, as of record in Book 5800, page 198, Register's Office for Davidson County, Tennessee, the said Lot 14B being the westerly part of Lot 14 of said subdivision being more particularly described as follows:

BEGINNING at a point in the southerly boundary of Goodwin Drive, said point being the common line between Lots 14A and 14B; thence South 29 deg. 17 min. 56 min. East 66 feet more or less to a point; thence South 21 deg. 11 min. East 89.72 ft., to a point; thence South 01 deg. 11 min. 19 sec. East 109.40 feet to a point; thence South 87 deg. 34 min. 41 sec. West 10 ft. to a point; thence North 24 deg. 09 min. 55 sec. West 206.24 feet to a point in the southerly margin of Goodwin Drive, thence along said margin 31.16 feet to a point, the place of beginning.

BEING the same property conveyed to Doris Zimmerman and Harry Tenenbaum d/b/a Tenzim Properties by deed from Doris Zimmerman, a single woman, of record in Book 6152, page 282, Register's Office for Davidson County, Tennessee.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreementof the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to CAPITOL MORTGAGE COMPANY, of record in Book 6152, page 284, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

This is unimproved ( ) improved (X) property, known as 3004 Goodwin Drive, Nashville, Tennessee 37217
(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 our hand this 30th day of APRIL, 1985

TENZIM PROPERTIES

By: Doris Zimmerman Tenenbaum
DORIS ZIMMERMAN TENENBAUM, Partner

By: Harry Tenenbaum
HARRY TENENBAUM, Partner

05/20 102.70- CHECK

9530

STATE OF TENNESSEE
Davidson County

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, THE UNDERSIGNED, a Notary Public within and for the State and County aforesaid, personally appeared DORIS ZIMMERMAN TENENBAUM and HARRY TENENBAUM with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Partner and Partner respectively of the TENZIM PROPERTIES the within named bargainor, a corporation, and that (they) as such Partner and Partner, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said DORIS ZIMMERMAN TENENBAUM as such Partner, and attesting the same by the said HARRY TENENBAUM as such Partner

Witness my hand and official seal at office at Nashville, Tennessee on this the 30th day of April, 19 85

My commission expires 1-10-89

_____
Notary Public

WARRANTY DEED

FROM

TO

IDENTIF. REFERENCE

J 0 6 0 4 2

MAY 20 10 01 AM '85

DAVIDSON COUNTY, TN

PREPARED BY:
SATURN & MAZER
Attorneys at Law
212 Third Avenue, North
Nashville, Tennessee 37201
Phone: (615) 259-3666

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

RECEIVED OF _____

FOR _____

BOOK 6560 PAGE 580

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WO - 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

37000.00- CAMT.
96.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 102.70-
9530A05/20/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J.O 6.0 4.2

IDENTIF. REFERENCE T

MAY 20 10 03 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 136172