ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
David Samuel Cohen	same	143-02-0-A-055.00
(NAME)	(NAME)	
305 Sunnyside Drive		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nasvhille, TN. 37205		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

BOOK 6714 PAGE 783

WARRANTY DEED

For and in consideration of the sum of ~~TEN AND NO/100~~ DOLLARS

cash in hand paid and other good and valuable considerations the receipt and sufficiency of which is hereby acknowledged,

I, John R. Beesley, III, Trustee with full power to mortgage, sell, encumber, restrict, and/or convey without the joinder of any beneficiary, the Grantor

have bargained and sold, and by these presents do transfer and convey unto the said David Samuel Cohen, an unmarried man

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. 55on the plan of Harpeth Trace Estates, Section Three, as of record in Plat Book 5200, pages 751, 752 and 753, Register's Office for said County, to which reference is made for a more complete description of said lot.

Being part of the same property conveyed to the grantor herein by deed of record at Book 6101, page 789, said Register's Office.

This conveyance is subject to 1985 property taxes, the limitations shown on the plan of record at Book 5200, pages 751, 752 and 753, said Register's Office, declaration of covenants, conditions, restrictions, limitations, easements and rights of liens and/or assessments contained in instruments of record at Book 6274, page 148, Book 5380, page 357, Book 5120, page 199 and Book 5120, page 208, said Register's Office, and to easements at Book 4889, page 192, Book 5099, page 783, Book 5142, page 690, Book 5142, page 694, Book 5360, page 320, Book 5364, page 882, Book 6407, page 892 and Book 5102, page 956, said Register's Office.

5 4 9 4 5

IDENTIFICATION REFERENCE

Nov 21 3 25 PM '85

FILED & RECORDED

This is ~~improved~~ XX unimproved ( ) property, known as 553 Harpeth Trace Drive, Nashville, TN. 37221
(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 19th day of November, 19 85.

John R Beesley III Trustee

JOHN R. BEESLEY, III, TRUSTEE

INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

BOOK 6714 PAGE 784

County of Davidson

Personally appeared before me, Marbut Glenn Gaston, Jr., a Notary Public of said county, John R. Beesley, III, Trustee

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this 19th day of November, 1985

Marbut Glenn Gaston, Jr.
NOTARY PUBLIC

My commission expires: 4-17-88

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ of the state and county aforesaid, personally appeared _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19____.

_____
NOTARY PUBLIC

My commission expires:

_____

STATE OF TENNESSEE

COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 29,500.00

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

David Samuel Cohen
David Samuel Cohen

Sworn to and subscribed before me

this 19th day of November, 19 85.

My commission expires 4-17-88 Notary Public Marbut Glenn Gaston

This instrument was prepared by:

Marbut Glenn Gaston, Jr., Lawyer, 2211 Crestmoor Rd., Nashville, TN. 37215

Name Address

WARRANTY DEED

FROM

John R. Beesley, III, Trustee

TO

David Samuel Cohen

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

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 6714 PAGE 785

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			295000.00- CVTT,	
			76.70 MSTAX	
	VD		76.70- MSTAX	
			76.70 CSTAX	
			.50 RREF	
			6.00 MDED	
			CHECK	83.20-
			9050A11/21/85 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

54945

IDENTIFICATION REFERENCE

Nov 21 3 35 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 194204