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This Form furnished by Attorneys Title Company, Inc.

Form No. WD-3

FROM

Eva Garfinkle, unmarried

TO

Joel S. Garfinkle, Alan Garfinkle and Robert M. Garfinkle

For draftsman's use

Prepared by: D. W. McMackin
219 Fifth Avenue, North
Nashville, TN 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joel S. Garfinkle, et al (NAME)	Eva Garfinkle (NAME)	103-13-62
411 West Hillwood (STREET ADDRESS OR ROUTE NUMBER)	411 West Hillwood (STREET ADDRESS)	
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37205 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

89630

IDENTIFICATION REFERENCE

APR 8 11 20 AM '86

FELIX Z. WILSON JR REGISTER DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 105,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 1st DAY OF March 1986

Notary Public

MY COMMISSION EXPIRES: 10/19/86

(AFFIX SEAL)

For and in Consideration of the sum of Ten and NO/100---------- (10.00)---------- DOLLARS cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, EVA GARFINKLE, retaining a life estate in the following described real property, has bargained and sold, and by these presents does transfer and convey a fifty percent (50%) remainder interest unto JOEL S. GARFINKLE, a twenty-five percent (25%) remainder interest unto ALAN GARFINKLE, and a twenty-five percent (25%) remainder interest unto ROBERT M. GARFINKLE, as tenants in common,

~~have bargained and sold, and by these presents do transfer and convey unto the said~~ their heirs and assigns, in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being the easterly part of Lot No. 39 on the Plan of Hillwood Estates, Section 4, as of record in Book 2133, page 4, Register's Office for Davidson County, Tennessee, described as follows:

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Beginning on the southerly margin of West Hillwood Drive at the corner of Lots Nos. 38 and 39, thence along the southerly margin of West Hillwood Drive westwardly 36.6 feet to an iron pin; thence south 1° 20" east, 256.3 feet to an iron pin in the southerly line of Lot No. 39; thence along the southerly line of Lot No. 39, 38.5 feet to the common rear corner of Lots Nos. 38 and 39; thence north 0° 15" west, along the line between said Lots Nos. 38 and 39, 230 feet to the point of beginning.

Being the same property conveyed to Sam Garfinkle and wife, Eva Garfinkle, by deed from Irwin Bernard Eskind and wife, Annette Schaffer Eskind, of record in Book 2702, page 328, Register's Office, Davidson County, Tennessee. Sam Garfinkle is deceased.

It is the express intent of the Grantor herein to retain a life estate in the above described real property.

unimproved ( )
This is improved (X) property, known as 411 West Hillwood, Nashville, TN 37205
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Joel S. Garfinkle, Alan Garfinkle and Robert M. Garfinkle, their heirs and assigns, forever.

And I do covenant with the said Joel S. Garfinkle, Alan Garfinkle and Robert M. Garfinkle that I am lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except for unpaid 1986 real estate taxes.

And Eva Garfinkle does

~~do~~ further covenant and bind herself and her heirs and representatives, to warrant and forever defend the title to the said land to the said Joel S. Garfinkle, Alan Garfinkle and Robert M. Garfinkle, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness my hand on this 1st day of March, 1986, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

EVA GARFINKLE, unmarried

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STATE OF TENNESSEE
Davidson County.

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

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of March, 1986.

[illegible], Notary Public

Commission Expires 10/19/86

STATE OF
County of

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, this day of, 19.

, Notary Public

Commission Expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, , 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 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 self as.

Witness my hand and seal, at office in, this day of, 19.

, Notary Public.

Commission expires.

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
			105000.00- CAPY.	
			273.00 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	282.50-
			0877A04/08/86 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

89630

IDENTIFICATION REFERENCE

APR 8 11 20 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 235018