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WARRANTY DEED

PREPARED BY:

J. K. WOODARD
Attorney at Law
919 West Main Street
Hendersoville, TN 37075
822-0030

Mail

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater for this transfer is $ 2,150.00.

Michael S. Kaszyski Jr.
Affiant

SWORN to and subscribed before me on this the 17th day of July, 1986.

J. K. Woodard
NOTARY PUBLIC

My Commission Expires: Jan 25, 1989

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Mike S. Kaszyski	Same	84-11
107 Valley Trail		Par. 383.00
Whites Creek, Tenn. 37189		

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named **GRANTEES** and other good and valuable consideration the receipt of which is hereby acknowledged, I, **FRANK L. HASTINGS and wife, BOBBIE SUE HASTINGS,** hereinafter called the **GRANTORS,** have bargained and sold and by these presents, do transfer and convey unto **MICHAEL S. KASZYSKI, JR. and wife, DOROTHY KASZYSKI,** hereinafter called **GRANTEES,** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee being the northerly 33 1/3 feet of the southerly 50 feet of Lot No. 276 in McGavock, Wetmore and Others Addition to Nashville called the Town of McGavock, a plan of which is of record in Book 21, Page 41, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 276 fronts 33 1/3 feet on the westerly side of 14th Avenue North, formerly Alberta Avenue, and extends back between parallel lines 170 feet to an alley.

BEING part of the same property conveyed to FRANK L. HASTINGS by Deed from T. C. JONES and J. D. BURNETT of record in Book 5532, Page 452, Register's Office for Davidson County, Tennessee.

THE SAID BOBBIE SUE HASTINGS JOINS IN THE CONVEYANCE TO CONVEY ANY MARITAL OR OTHER RIGHTS SHE MAY HAVE IN SAID PROPERTY BY REASON OF HER MARRIAGE TO THE SAID FRANK L. HASTINGS.

This is unimproved property known as 1619 14th Avenue North, Nashville, Tennessee 37208.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, 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 hands this 17th day of July, 1986, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Frank L. Hastings
FRANK L. HASTINGS

Bobbie Sue Hastings
BOBBIE SUE HASTINGS

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, FRANK L. HASTINGS and wife, BOBBIE SUE HASTINGS, the bargainors, with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this the 17th day of July, 1986.

J. K. McDonald
NOTARY PUBLIC

My Commission Expires: Jan. 25, 1988

2 | 8.25

IDENTIFICATION REFERENCE

Jul 17 3 16 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

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

2150.00- CONT.
5.00 CSTAX
.50 PRFEE
6.00 MRECD
CHECK 12.50-
8766A07/17/86 BM .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

21825

IDENTIFICATION REFERENCE

JUL 17 3 16 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 272108