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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICH EVER IS GREATER, FOR THIS TRANSFER IS $ 50,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF August, 1986

Notary Public

MY COMMISSION EXPIRES: 7/8/87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
236 Fourth Avenue North Suite 200 Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS	Send Tax Bills To/Mortgagee Is:	MAP-PARCEL NUMBERS
Ronald Haffkine	Same/None	12W 19540
c/o Anthony Morabito (NAME)	(NAME)	091-06-0
P.O. Box 12017 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	003.00
Nashville, TN. 37212 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Leonard Leo Powell, Trustee with full power and authority to sell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald Haffkine

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. 2 of Block No. 3 on an unrecorded plan of Cherokee Park.

Said Lot No. 2 fronts 50 feet on the southerly side of Louisiana Avenue and extends back between parallel line 150 feet to an alley shown on said unrecorded plat or plan, being more particularly described as follows:

Beginning at a point in the southwest corner of said Louisiana Avenue and 60th Avenue North, and extending in a westerly direction along the south margin of Louisiana 50 feet to a point, thence at right angles and in a southerly direction, 150 feet to the north margin of an alley as shown by unrecorded plan, thence in an easterly and along the north margin of said alley 50 feet to the west margin of 60th Avenue North, thence in a northerly direction 150 feet along the west margin of said 60th Avenue North to the point of beginning.

Being the same property conveyed to T. E. Powell and wife, Pauline Powell by Installment Deed from W. G. Stinson and wife, Ellen Stinson of record in Book 602, page 234, said Register's Office; the said Pauline Powell having predeceased T. E. Powell and T. E. Powell having since died and pursuant to the terms of his will of record in Will Book 154, page 460, Probate Court for Davidson County, said property shall go into a Trust to be administered by Leonard Leo Powell as Trustee with full power and authority to sell said property.

unimproved ( )
This is improved (X) property, known as 6001 Louisiana Avenue (House Number) (Street) Nashville, TN (P. O. Address) (City or Town)

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 my hand this 25th day of August, 19 86

Leonard Leo Powell
As Trustee & Individually

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INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

County of Davidson

Personally appeared before me, the undersigned, a Notary Public of said county, Leonard Leo Powell, Trustee individually

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 25th day of August, 19 86

NOTARY PUBLIC

My commission expires: 7/8/87

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:

FELIX Z. WILSON III REGISTER DAVIDSON COUNTY, TN

98 OCT 31 AM 9:

IDENTIFICATION REFERENCE

584646

WARRANTY DEED

FROM

Leonard Leo Powell, Trustee

TO

Ronald Haffkine

PATRICIA SPICER CARDEN
Attorney At Law
236 Fourth Avenue North
Suite 200
Nashville, Tennessee 37219

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
			650[illegible].00- CANT.	
			18.20 CSTAX	
			.50 PRFE[illegible]	
			6.00 WDEED	
			CHECK	24.70-
			0594A10/31/86 94L	.0[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5846 4

IDENTIF. REFERENCE

OCT 31 9 50 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No.06695