143-02 A-29 C.O.

BOOK 7030 PAGE 557

WARRANTY DEED

PREPARED BY:

CURTIS M. LINCOLN
Attorney at Law
919 West Main Street
Hendersonville, TN 37075
822-0030

59913

IDENTIFICATION REFERENCE

Nov 4 1 44 PM '86

FELIX Z. NIELSON JR REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater for this transfer is $ 214,568.20

Robert T. Garrett Jr.
Affiant

SWORN to and subscribed before me on this the 31st day of October, 1986.

Karen L. Kelly
NOTARY PUBLIC

My Commission Expires: 7-5-89

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NO.
520 Harpeth Trace Drive	American Trust Savings Bank 175 East Main St.	
Nashville, TN	Hendersonville, TN 37075	

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, we, **PERRY W. MOSKOVITZ and wife, HELEN L. MOSKOVITZ,** hereinafter called the **GRANTORS,** have bargained and sold and by these presents, do transfer and convey unto **ROBERT T. GARRETT, JR. and wife, ANN L. GARRETT,** 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 Lot No. 29 on the Plan of Harpeth Trace Estates, Phase Three, of record in Book 5200, Pages 751, 752 and 753, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> BEING part of the same property conveyed to PERRY W. MOSKOVITZ and wife, HELEN L. MOSKOVITZ by Deed from PERRY W. MOSKOVITZ COMPANY, INC. by Deed of record in Book 6882, Page 973, Register's Office for Davidson County, TN.

This is improved property known as 520 Harpeth Trace Drive, Nashville, Tennessee.

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 31st day of October, 1986, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

PERRY W. MOSKOVITZ

HELEN L. MOSKOVITZ
by Perry W. Moskovitz
ATT'Y. IN FACT.

STATE OF TENNESSEE

COUNTY OF SUMNER

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, PERRY W. MOSKOVITZ ~~and wife, HELEN L. MOSKOVITZ~~, 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 Hendersonville, Tennessee, this the 31st day of October, 1986.

Karen D. May
NOTARY PUBLIC

My Commission Expires: 7-5-89

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Perry W. Moskovitz 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 on behalf of Helen L. Moskovitz the bargainor, under duly recorded Power of Attorney executed by Helen L. Moskovitz to Perry W. Moskovitz by signing the name of Helen L. Moskovitz by the said Perry W. Moskovitz.

Commission Expires: 7-5-89

Karen D. May
Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 7030 PAGE 559

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
		214560.00-	CONT.	
		600.60	CSTAX	
		.50	PRFEE	
		6.00	WDEED	
			CHECK	607.10-
2225A		11/04/86	BAL	.70

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

59913

IDENTIF. REFERENCE

Nov 4 | 44 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 08295