Mail

~~PREPARED BY &~~ RETURN TO:
WALT, DYER & JAMES, ATTYS.
ONE BURTON HILLS BLVD., SUITE 130
NASHVILLE, TN 37215

QUITCLAIM DEED

FROM: JEROME L. ROSENBLUM, as to a five-eights (62.5%) undivided interest, and FRANK G. FRIEDMAN, TRUSTEE, with full power as to a three-eights (37.5%) undivided interest, GRANTORS

THIS INSTRUMENT PREPARED BY: **FRANK G. FRIEDMAN**
211 PRINTERS ALLEY BUILDING
NASHVILLE, TENNESSEE 37201

BOOK 7055 PAGE 258

TO: Y and F Builders, a Tennessee partnership, GRANTEE

Address New Owner(s) as Follows:	Send Tax Bills To:	Map-Parcel Numbers
Y and F Builders 105 Harpeth Trace Court Nashville, Tennessee 37221	SAME	~~143-12~~ 40 117-6A

Field Book Numbers

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is ~~non-monetary.~~ 0 -

Affiant

SUBSCRIBED AND SWORN TO before me, this the 17th day of September, 1986.

Notary Public

My Commission Expires: My Commission Expires March 8, 1989

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) and other good and valuable consideration (non-monetary), Jerome L. Rosenblum, as to a five-eights (62.5%) undivided interest, and Frank G. Friedman, Trustee, with full power as to a three-eights (37.5%) undivided interest, Grantors, ~~have bargained and sold, and by these presents do transfer and~~ convey unto the said Y and F Builders, a Tennessee partnership, Grantee, its heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 30 on the Plan of Harpeth Trace Estates, Phase I, of record in Plat Book 5200, page 125 and Lot No. 6 on the Plan of Harpeth Trace Estates, Phase II, of record in Plat Book 5200, page 556-8, Register's Office for Davidson County, Tennessee, to which Plans reference is made for a more complete and exact description.

Being part of the same property conveyed to Jerome L. Rosenblum, as to a 5/8 undivided interest, and Frank G. Friedman, Trustee, with

full power to sell, convey and mortgage, as to a 3/8 undivided interest, by Quitclaim Deed from Jerome L. Rosenblum, as to a three-fourths undivided interest and Bernard D. Goldstein, Trustee, with full power to sell, convey and mortgage, as to a one-fourth undivided interest, of record in Book 6181, page 392, Register's Office for Davidson County, Tennessee.

This is unimproved property.

~~TO HAVE the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs, successors, and assigns, forever.~~

~~And Grantors do covenant with the said Grantee that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered and unrestricted except for covenants, conditions, liens and restrictions contained in an instrument of record in Book 5120, page 208 and in Book 5380, page 256, 7, and Book 6094, page 718, Register's Office for Davidson County, Tennessee; the lien for 1986 taxes which will be paid by Grantees, which have been prorated; and matters shown on the recorded Plans of record in Book 5200, page 125 and Book 5200, page 558-8, said Register's Office.~~

Brenda G. Rosenblum, the spouse of Jerome L. Rosenblum, has joined in this conveyance for the purpose of conveying to the Grantee all rights which she has in the herein described property, if any.

Witness our hands this 19th day of September, 1986.

Jerome L. Rosenblum
JEROME L. ROSENBLUM

Brenda G. Rosenblum
BRENDA G. ROSENBLUM

Frank G. Friedman, Trustee
FRANK G. FRIEDMAN, TRUSTEE

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named JEROME L. ROSENBLUM, the bargainor, with whom I am personally acquainted, and who acknowledged that the executed the within instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of September, 1986.

NOTARY PUBLIC

My Commission Expires: My Commission Expires March 8, 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named BRENDA G. ROSENBLUM, the bargainor, with whom I am personally acquainted, and who acknowledged that the executed the within instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of September, 1986.

NOTARY PUBLIC

My Commission Expires: My Commission Expires March 8, 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named FRANK G. FRIEDMAN, TRUSTEE, the bargainor, with whom I am personally acquainted, and who acknowledged that the executed the within instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, Tennessee, this 19th day of September, 1986.

NOTARY PUBLIC

My Commission Expires: 1-10-89

68270

IDENTIFICATION REFERENCE

DEC 1 3 22 PM '86

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TN

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NASHVILLE, TN 37215