This Form furnished by Attorneys Title Company, Inc.

BOOK 7080 PAGE 131

Form No. WD-2

FROM

C. S. Schnitker, et ux

TO

Martin S. Komisar, et ux

For draftsman's use

Prepared by:

Joe Saperstein
Attorney at Law
Suite 115, Cavalier Bldg.
95 White Bridge Rd.
Nashville, TN 37205

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Martin S. Komisar, et ux (NAME)	No Mortgage (NAME)	131-14-0
7300 Rolling River Pkwy (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	-022.00
Nashville TN 37221 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	FH 09958

(FOR REGISTER'S USE)

7.6201 IDENTIFICATION REFERENCE

Dec 23 3 39 PM '86 FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 20,000.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF December, 19 86

Notary Public

MY COMMISSION EXPIRES: 11-1-87

(AFFIX SEAL)

For and in Consideration of the sum of Twenty Thousand and No/100 ---------- ($20,000.00) DOLLARS

C. S. Schnitker, et ux Gretchen H. Schnitker, Grantors, reserving unto themselves and/or the survivor of them a LIFE ESTATE in the premises described below which LIFE ESTATE shall cease upon the death of Grantors or upon Grantors failure to occupy or continue to occupy the premises and the Grantors shall not sell, transfer, convey, mortgage, encumber or in any other way dispose of their interest in the said premises without the written consent of the Grantees (Martin S. Komisar, et ux Frada G. Komisar)

have bargained and sold, and by these presents do transfer and convey unto the said Grantees, Martin S. Komisar, et ux Frada G. Komisar,

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. 233 on the Plan of Tynewood Estates, Sec. II, as of record in Book 2900, pages 89 and 90, Register's Office for said County.

Said Lot No. 233 fronts 239 feet on the east side of Tara Drive, and extends back 231.6 feet on the north line and 230.2 feet on the south line, to a dead line in the rear on which it measures 239 feet.

Being the same property conveyed to C.S. Schnitker, et ux Gretchen H. Schnitker and Ernestine Schnitker by Warranty Deed from Haury & Smith Contractors, Inc. (a Tennessee corporation) of record in Book 3284, page 473, RODC.

The said Ernestine Schnitker having since died on March 15, 1964 leaving as her sole heir and issue, C.S. Schnitker.

This conveyance is subject to restrictions of record in Book 3069, page 566, RODC.

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WD-2

This is unimproved ( ) improved (X) property, known as 4636 Tara Drive, (House Number) (Street) Nashville, TN 37215 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 Martin S. Komisar, et ux Frada G. Komisar their heirs and assigns, forever.

And we do covenant with the said Martin S. Komisar, et ux Frada G. Komisar 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.

And we, C.S. Schnitker, et ux Gretchen H. Schnitker do further covenant and bind ourselves and our heirs and representatives, to warrant and forever defend the title to the said land to the said Martin S. Komisar, et ux Frada G. Komisar, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 23rd day of December, 19 86

C. S. Schnitker
C. S. SCHNITKER

Gretchen H. Schnitker
GRETCHEN H. SCHNITKER

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 C.S. Schnitker and Gretchen H. Schnitker (or proved to me on the basis of satisfactory evidence) the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of December, 1986.

Jan Sizemore, Notary Public

NOTARY PUBLIC DAVIDSON

Commission expires 11-1-87

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 .....

This Instrument Prepared By

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

20 • 3- CONT.
50.50 RTAX
.50 PRFE
6.00 MISC
CHECK 62.50-
.00

07/03/86 BAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7. 6' 2 0 1

IDENTIFICATION REFERENCE

DEC 23 3 39 PM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 26500