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FORM NO. WD-1

2.6.5 4 6.

IDENTIFICATION REFERENCE

MAY 18 8 28 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 145,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF May, 19 87

Notary Public

MY COMMISSION EXPIRES: 3/11/90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Stewart F. Kresge, 2300 21st Avenue South, Nashville, TN 37212

name and address of property owner (NAME)	name and address of Mortgagee (NAME)	MAP-PARCEL NUMBERS
JAXON ENTERPRISES, INC.	Third National Bank in Nashville	81-16
2636 SOMERSET DRIVE (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 295110 (STREET ADDRESS)	Par. 395
NASHVILLE TN. 37217 (CITY) (STATE) (P.O. ZIP)	Nashville, Tn 37229 (CITY) (STATE) (ZIP)	2W00060

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, Sherron Weinberger, Joel Gordon and Eva R. Garfinkle, d/b/a Three G&W Company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jaxon Enterprises, Inc.

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. 148 and the westerly 8-1/3 feet of Lot No. 147 on the Plan of D. T. McGavock's First Addition to Nashville, as of record in Book No. 10, page 609, Register's Office of Davidson County, Tennessee.

Said Lot No. 148 and part of Lot No. 147 adjoin the front together 108 1/3 feet on the northerly side of Jefferson Street and extends back between parallel lines along the easterly margin of 10th Avenue, North, 175 feet to the southerly margin of Madison Street, fronting 108 1/3 feet on the southerly side of Madison Street. (Being divided half the distance between Jefferson Street and Madison Street by a dead end alley 10 feet wide for several parcels east of the easterly margin of the above described parcel of land.)

Being a part of the same property conveyed to Sherron Weinberger, Joel Gordon and Sam Garfinkle by deed of record in Book 4206, page 798, Register's Office for Davidson County, Tennessee, Sam Garfinkle having died and his interest in the real property herein described having passed to Eva R. Garfinkle by Will of record in Will Book 96, page 468, Probate Court Clerk's Office of Davidson County, Tennessee.

This conveyance is subject to all matters of record and taxes for the year 1987 which have been prorated and which Grantee has agreed to pay.

Bernice W. Gordon, Sylvia Weinberger and Jacqueline Goldman, wives of Joel Gordon, Sherron Weinberger and Melvin Goldman, respectively, join in this instrument merely for the purpose of conveying any and all right, title and interest in the above described real property they may have.

This is (unimproved ( ) improved (X)) property, known as 942 Jefferson Street, Nashville, Tennessee 37208
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 our hands this 15th day of May, 19 87

x Joel C Gordon
x Sherron Weinberger
x Eva R. Garfinkle

x Bernice W. Gordon
x Sylvia Weinberger
Jacqueline F. Goldman

05/15/87 CHECK

STATE OF TENNESSEE }
Davidson County }

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Personally appeared before me, Jan R. Miles, a Notary Public in and for said County and State, the within named Sherron Weinberger, Joel C. Gordon, Eva R. Garfinkle, Bernice W. Goldman, Sylvia Weinberger, and Jacqueline F. Goldman

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

Witness my hand and official seal at Nashville, Tennessee, this 15th day of May, 1987.

Commission Expires 3/11/90

Notary Public

STATE OF TENNESSEE }
Davidson County }

Before me, _____ a Notary Public in and for 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 the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

Sherron Weinberger, Joel

Gordon and Eva Garfinkle

TO

Jaxon Enterprises, Inc.

Attorneys Title Company, Inc.
Titles Guaranteed
SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

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
			145000.00-	CAMT.
			406.00	CSTAX
			.50	PRFEE
			6.00	WDEED
				CHECK 412.50-
			7945A05/18/87	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2654 6

IDENTIFI REFERENCE

MAY 18 8 28 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 82470