FILE #5931 FILE BOX 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 110
Nashville, Tennessee 37215

BOOK 7241 PAGE 718

SEND TAX BILLS AND ADDRESS NEW OWNER(S) AS FOLLOWS	MORTGAGEE ~~SEND TAX BILLS TO~~:	MAP PARCEL NUMBERS
ROBERT HELLER (NAME)	FIRST AMERICAN NATIONAL BANK (NAME)	MAP 130-3
605 Lynwood Blvd. (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	PARCEL 80
Nashville, Tennessee 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	FB #BM 1750

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, MARVIN M. JACOBS and wife, DOROTHY KAPLAN JACOBS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT HELLER and wife, JUNE F. HELLER

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in the 7th Civil District of said County, being part of lots Nos. 142, 144 and 146 on the plan of Royal Oaks Land Company's Subdivision of the Baker Tract, as of record in book 421, pages 102 and 103, Register's Office for said County, dscribed as follows:

Beginning on the westerly margin of Lynwood Boulevard, at the south east corner of lot No. 11 of Block No. 10 on the plat of John Calhoun's Re-subdivision of a part of Royal Oaks Subdivision, as of record in book 547, page 167, said Register's Office; thence with the westerly margin of said Boulevard, southwardly 212 feet; thence westwardly and parallel with the southerly line of lots Nos. 10 and 11 on said Calhoun's Subdivision, 300 feet; thence northwardly and parallel with the westerly margin of Lynwood Boulevard, 212 feet to the southerly line of said lot No. 10; thence with the southerly line of lots Nos. 10 and 11, eastwardly 300 feet to the beginning.

Being the same property conveyed to Marvin M. Jacobs and wife, Dorothy Kaplan Jacobs by deed from Pauline G. Pilsk and husband, Maurice H. Pilsk of record in Book 1759, page 143, said Register's Office.

This conveyance is made subject to: (1) 1987 Taxes, which have been prorated and assumed by the grantees; and (2) Easements of record in Book 613, page 404 and in Book 924, page 24, said Register's Office.

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
MAY 20 8 36 AM '87

IDENTIFICATION REFERENCE

2.7.6 3 1

This is unimproved ( ) improved (XX) property, known as 605 Lynwood Blvd., Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 15th day of May, 1987

Marvin M. Jacobs
~~MARVIN M. JACOBS~~

Dorothy Kaplan Jacobs
~~DOROTHY KAPLAN~~ JACOBS

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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 MARVIN M. JACOBS and wife, DOROTHY KAPLAN JACOBS 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.

My commission expires: 1-9-1991 Notary Public Shirley Zeitlin

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned, a Notary Public 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 _____ self to be _____ of the _____, the within named bargainor, a corporation, and that as such _____ being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 349,000.00

Robert Heller
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF May, 1987.

MY COMMISSION EXPIRES: 1/10/89 (AFFIX SEAL) _____ Notary Public

WARRANTY DEED

FROM: MARVIN M. JACOBS and wife, DOROTHY KAPLAN JACOBS

TO: ROBERT HELLER and wife, JUNE F. HELLER

Recorded 1:25

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

FILE BOX 38

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

RECEIVED OF _____

FOR _____

BOOK 7241 PAGE 720

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

340000.00- CAMT.
952.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 958.50-
9202A05/20/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

27631

IDENTIFI REFERENCE

MAY 20 8 36 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 83704