FILE IN BOX #4
MAP 92-6; PARCELS 574, 573 & 572
FB#:11W-08295; 11W-08300 & 11W-08305

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 10,200.00 .

Dorothy Goldstein
Affiant

Subscribed and sworn to before me this the 26th day of January , 1988.

My Commission Expires: 11/10/91

Notary Public At Large

THIS INSTRUMENT PREPARED BY:
FOLEY & WEISS, Attys., Suite 500, One Church Street Building, Nash., TN 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE: "NONE"
ESTATE OF EDWARD T. GOLDSTEIN, deceased	"OWNER"
c/o DOROTHY (Name) GOLDSTEIN, Executrix	(Name)
3901 Harding Road, #24	
(Street Address)	(Street Address)
Nashville, Tennessee 37205	
(City) (State) (Zip Code)	(City) (State) (Zip Code)

W A R R A N T Y D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee(s)", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, SHIRLEY Z. LUBETKIN and STEVEN C. ZEITLIN, with an one-half (1/2) undivided interest each, as tenants in common , hereinafter called the "Grantors", have bargained and sold, and by these presents do transfer and convey our one-half (1/2) undivided interest in and to the subject premises unto THE ESTATE OF EDWARD T. GOLDSTEIN, deceased , hereinafter called the "Grantee", its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

TRACT NO. 1:
BEING the East parts of Lots Nos. 1 and 3 on the Plan of J. W. Turner's Subdivision of the Boyd McNairy Plan, as of record in Book 57, Page 129, Register's Office for said County, described according to an unrecorded copy of a survey made by Yokley and Waggoner, Engineers, dated April 5, 1952, as follows:

SAID parts of said Lots Nos. 1 and 3 front 97 feet on the North side of Clifton Pike and runs back between lines 148.7 feet on the West line and 178.5 feet on the East line along the West margin of an alley to the South line of Lot No. 5 on which they measure 84 feet.

BEING the same property conveyed to Edward T. Goldstein and Dan T. Zeitlin, by Deed from Mabel Lee Blake, of record in Book 2299, Page 616, Register's Office for Davidson County, Tennessee. The said Edward T. Goldstein and Dan T. Zeitlin having since died. An one-half (1/2) interest having since been conveyed to the Grantors herein by Quitclaim Deed of record in Book 7432, Page 618, Register's Office for Davidson County, Tennessee.

THIS is unimproved property, known as 2608 and 2610 CLIFTON AVENUE, NASHVILLE, TENNESSEE 37209.

TRACT NO. 2:
BEING parts of Lots Nos. 1 and 3 on the Plan of J. W. Turner's Subdivision of Lot No. 21, Boyd McNairy Plan, as of record in Book 57, Page 129, Register's Office for Davidson County, Tennessee, described as follows:

BEGINNING in the northerly margin of Clifton Road 50 feet easterly from the easterly margin of Lena Street or Avenue; thence, with the northerly margin of said road easterly 50 feet; thence, northerly parallel with said Avenue to the line between Lots Nos. 3 and 5; thence, with said line westerly to a point half way to Lena Avenue; thence, southerly parallel with said Avenue to the beginning.

BEING the same property conveyed to Edward T. Goldstein and Fannie L. Zeitlin, by Deed from Ora Sharpe and husband, Sam Henry Sharpe, of record in Book 2858, Page 15, said Register's Office. The said Edward T. Goldstein and Fannie L. Zeitlin having since died. An one-half (1/2) interest having since been conveyed to the Grantors herein by Quitclaim Deed of record in Book 7432, Page 618, Register's Office for Davidson County, Tennessee.

THIS is unimproved property, known as 2612 CLIFTON AVENUE, NASHVILLE, TENNESSEE 37209.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights-of-way for public utilities applicable to the property; and taxes for the current year which have been prorated and assumed by the Grantee herein.

THE property described herein is not the principal place of residence of any of the parties herein.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee(s)", their heirs and assigns forever; and "Grantor(s)" does covenant with the said "Grantee(s)" that they 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 "Grantor(s)" do further covenant and bind theirselves, their heirs and/or assigns to warrant and forever defend the title to the said land to the said "Grantee(s)", their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the "Grantors" have caused their names to be affixed hereto on this 26th day of January, 1988.

SHIRLEY Z. LUBETKIN

STEVEN C. ZEITLIN

STATE OF TENNESSEE)
Davidson County)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named SHIRLEY Z. LUBETKIN, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of January, 1988.

My Commission Expires: 11/10/91

Notary Public At Large

STATE OF TENNESSEE)
Davidson County)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named STEVEN C. ZEITLIN, the bargainor, 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 for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of January, 1988.

My Commission Expires: 11/10/91

Notary Public At Large

WARRANTY DEED

From

SHIRLEY Z. LUBETKIN and
STEVEN C. ZEITLIN

To

ESTATE OF EDWARD T. GOLDSTEIN,
deceased

Addresses

2608, 2610 & 2612 Clifton Avenue
Nashville, TN 37209

THIS INSTRUMENT PREPARED BY:
POLEY & WEISS, ATTORNEYS
Suite 500, One Church Street Bldg.
Nashville, Tennessee 37201

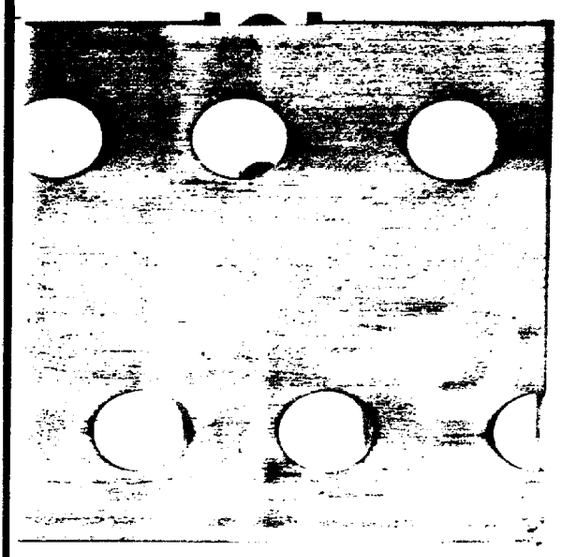
IDENTIFICATION REFERENCE

JAN 27 12 08 PM '88

DAVIDSON COUNTY, TN

CHECK

$ 0900





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7457 PAGE 226

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

DAMT	10200.00
DON TX	28.56
PRFEE	0.50
WDEED	9.00
TOTAL	38.06
CHECK	38.06

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 1806

00603

IDENTIFICATION REFERENCE

JAN 27 12 08 PM '88

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN

No. 56708