Box 37 ✓
(SLW)
BOOK 7524 PAGE 620

# WARRANTY DEED

7529 04/22 0101 03CHECK 233.50

| | | |
|---|---|---|
| FROM: | Estate of David B. Kenaum, Deceased, Grantor | This instrument was prepared by: William B. Drescher Farris, Warfield & Kanaday Seventeenth Floor |
| TO: | Linda Kenaum, Grantee | Third National Bank Building Nashville, Tennessee 37219 |

| | | |
|---|---|---|
| Address New Owner(s) as Follows: | Name and Address of the Person or Entity Responsible for the Payment of Real Property Taxes | Map No. 105-16 |
| Linda Kenaum<br>25 Cleveland Ave.<br>Nashville, TN 37210 | Linda Kenaum<br>25 Cleveland Ave.<br>Nashville, TN 37210 | Parcel Nos. 170-174 |

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value, whichever is greater, for this transfer is Eighty Thousand Dollars ($80,000).

Linda Kenaum
Affiant

SUBSCRIBED AND SWORN TO before me, this the 21st day of April, 1988.

Steven L. Hoot
Notary Public

My Commission Expires: 11/12/90

FOR AND IN CONSIDERATION OF the sum of Eighty Thousand Dollars ($80,000), the receipt and sufficiency of which are hereby acknowledged, the Estate of David B. Kenaum, Deceased, Grantor, has bargained and sold, and by these presents does transfer and convey unto the said Linda Kenaum, Grantee, her heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Being Lot Nos. 15, 16, 17, 18, 19 and 20 on the Plan of Corrine Place of record in Book 332, page 1, Register's Office for said County.
>
> Said lots front together 281.2 feet on the easterly side of Utopia Avenue and extend back 165 feet on their northerly and southerly lines to a line in the rear measuring 280.7 feet thereon.
>
> Included in the above description, but excluded herein, is that part of said

property conveyed by deed of record in Book 2598, page 101, said Register's Office.

Being the property conveyed to David B. Kenaum by deed of record in Book 7150, page 838, said Register's Office, David B. Kenaum having since died and said property having been passed to his estate under will of record in Will Book 161, page 579 in the Office of the Probate Court of Davidson County, Tennessee at Nashville.

This is unimproved property located on Utopia Avenue, Nashville, Tennessee.

This conveyance is expressly made subject to the following:

1. The lien for 1988 taxes which have been prorated and will be paid by Grantee.

2. All easements, conditions and other matters shown on the Plan of Corrinne Place of record in Book 332, page 1, said Register's Office.

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

And Grantor does covenant with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered and unrestricted except as to those matters set forth above to which this conveyance is expressly made subject.

And Grantor does further covenant and bind Grantor, its heirs, successors, and assigns, to warrant and forever defend the title to the said land to the said Grantee, her heirs, successors, and assigns against the lawful claims of all persons whomsoever except as to those matters set forth above to which this conveyance is expressly made subject.

Witness my hand this 21st day of April, 1988.

Linda Kenaum, Executrix

LINDA KENAUM, Executrix of the Estate of David B. Kenaum, and Co-Trustee of the Testamentary Trust under Will of David B. Kenaum

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, Steven L. West, Notary Public of said State and County, Linda Kenaan, with whom I am personally acquainted and who acknowledged that he/she executed the within instrument for the purposes therein contained, and who further acknowledged that he/she is the Executrix of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 21st day of April, 1988.

Steven L. West
Notary Public

My Commission Expires: 11/12/90

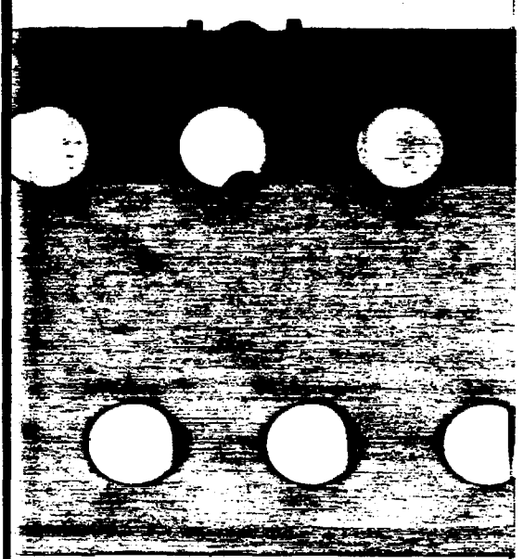
23967

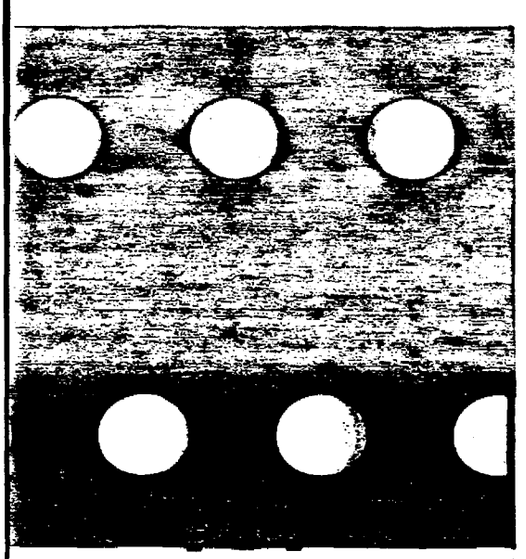
IDENTIFICATION REFERENCE

APR 22 3 48 PM '88

FEE X Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

3755D/4-21-88





## OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7524 PAGE 623

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

239677

IDENTIFICATION REFERENCE

APR 22 3 48 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

04/22/88 01 15:48 0001 7529

| | |
|---|---|
| CAMT | 80000.00 |
| CON TX | 224.00 |
| PRFEE | 0.50 |
| WDEED | 9.00 |
| TOTAL | 233.50 |
| CHECK | 233.50 |

**No.** 83629