BOOK 7658 PAGE 398 BOX 10

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF WILLIAMSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $5,500.00

Lea S Richard
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF September, 19 88.

Notary Public

MY COMMISSION EXPIRES: 5-13-91

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
101 Westpark Drive, Suite 350, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO /and Mortgagee is:	MAP-PARCEL NUMBERS
W. P. Stevenson, Trustee (NAME)	Same/Alan Garfinkle (NAME)	Tract 1: ~~14W 03390~~ 105-04-0-174.00
4124 Franklin Road (STREET ADDRESS OR ROUTE NUMBER)	4406 Eastway (STREET ADDRESS)	~~Tract 2:~~ 14W 03395 ~~105-04-0-175.00~~
Nashville, TN 37204 (CITY) (STATE) (P. O. ZIP)	Baltimore, MD 21218 (CITY) (STATE) (ZIP)	

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, Alan Garfinkle and wife, Loretta Garfinkle

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO W. P. Stevenson, Trustee with full power to sell, convey, encumber, mortgage or otherwise deal with subject property without the joinder of any beneficiary

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:

Tract 1:

Land in Davidson County, Tennessee, being the southerly 30 feet of Lot No. 31 and the northerly 10 feet of Lot No. 34 on the Plan of Trimble's Addition to Nashville, as of record in Book 21, page 121, Register's Office for said County.

Said parts of Lots Nos. 31 and 34 front together 40 feet on the westerly side of Lewis, formerly East Hill Street, and run back between parallel lines 120 feet to an alley.

Being the same property conveyed to Alan Garfinkle by deed from Lucille A. Lehman and Commerce Union Bank as Executor and Trustee under the will of Patrick Cleary Gilmore of record in Book 5096, page 947, Register's Office for Davidson County, Tennessee.

Tract 2:

Land in Davidson County, Tennessee, being part of Lot No. 34 in John Trimble's Addition to South Nashville, as of record in Book 21, page 121, Register's Office for said County.

Said part of Lot No. 34 fronts 40 feet on the west side of Lewis Street and runs back between parallel lines 120 feet to a 12 foot alley.

Being the same property conveyed to Alan Garfinkle by deed from Clarence W. Claybrooks and wife, Addie Garner Claybrooks of record in Book 4680, page 293, Register's Office for Davidson County, Tennessee.

This conveyance of Tracts 1 and 2 is subject to the matters set forth in the above referenced plan of record.

This is unimproved (X) improved ( ) property, known as 1247-1249 Lewis Street (House Number) (Street) Nashville, TN 37210 (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 my hand this 19th day of September, 19 88

Alan Garfinkle

Loretta Garfinkle

INDIVIDUAL ACKNOWLEDGEMENT

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State of ~~Tennessee~~ Maryland

County of City of Baltimore

Personally appeared before me, the undersigned, a Notary Public of said county, Alan Garfinkle and wife, Loretta Garfinkle

the within named bargainor(s), 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 purpose therein contained.

WITNESS my hand, at office, this 19th day of September 19 88

Sharon Almany
NOTARY PUBLIC

My commission expires:
7/1/90

SHARON ALMANY NOTARY PUBLIC BALTIMORE

CORPORATE ACKNOWLEDGEMENT

State of _____

County of _____

Before me, _____ 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 himself to be President (or other officer authorized to execute the instrument) 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 himself as _____.

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19____.

_____
NOTARY PUBLIC

My commission expires:

_____

WARRANTY DEED

FROM
Alan Garfinkle and wife,
Loretta Garfinkle

TO
W. P. Stevenson, Trustee

PATRICIA SPICER CARDEN
Attorney at Law
101 Westpark Drive, Suite 350
Brentwood, Tennessee 37027

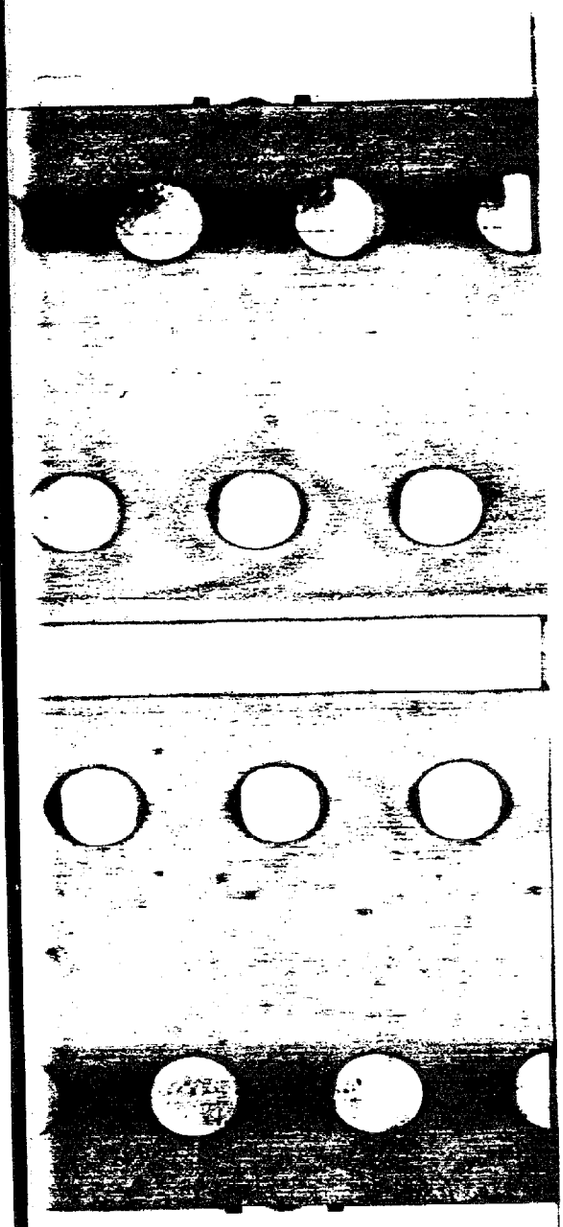
IDENTIFICATION

6 9 8 0 2

SEP 21 3 46 PM '88

WILSON LEWIS REGISTER
DAVIDSON COUNTY, TN

2603 09/21 0101 02CHECK 24.65



( )

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 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

CAMT	5500.00
CON TX	18.15
PRFEE	0.50
WDEED	6.00
TOTAL	24.65
CHECK	24.65

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/21/98 01 15:49 0001 9603

6 9 8 0 2

IDENTIFICATION REFERENCE

SEP 21 3 46 PM '98

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 136596