NO MORTGAGEE

THIS INSTRUMENT WAS PREPARED BY:
Cannon and Lackey, Attorneys
344 4th Avenue North
Nashville, TN 37219

274985CO-Box#33

WARRANTY DEED

BOOK 7999 PAGE 921

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
METROPOLITAN DEVELOPMENT &	EXEMPT GOVERMENTAL AGENCY	93-6-2-012
HOUSING (NAME) AGENCY	(NAME)	93-6-2-025 Del
P. O. BOX 846 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37202 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100----------$10.00---------- *Dollars.*

Cash in hand paid and other good and valuable considerations, of which receipt is hereby acknowledged, We.

THE SCHATTEN THREE, LTD., a Tennessee limited partnership and Sidney Kaufman and wife, Doris G. Kaufman and Emanuel Schatten *have this day bargained and sold, and do hereby transfer and convey unto the said* METROPOLITAN DEVELOPMENT & HOUSING AGENCY *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

SEE ATTACHED EXHIBIT "A" LEGAL DESCRIPTION

2346 12/06 0101 03CHECK 9.00

Emanuel Schatten executes this instrument on behalf of Sidney Kaufman and Doris G. Kaufman, pursuant to a Power of Attorney which is being recorded simultaneously herewith.

87447

IDENTIF. TREFERENCE

DEC 6 11 12 AM '89

FELIX Z. DAVIDSON COUNTY TN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 240,000.00

Subscribed and sworn to before me this the 5th *day of* December *19* 89

My commission expires: 3-11-91 (Affix Seal)

Affiant Bob Howard

Notary Public

unimproved ( )
This is improved ( ) property, known as 310-316 Broadway, Nashville, Tennessee
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 5th *day of* December *19* 89 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

THE SCHATTEN THREE, A TENNESSEE LIMITED PARTNERSHIP
BY: GENERAL PARTNER

Maxie O. Patton

Sidney Schatten, Trustee for Leslie S. Stillman

Emanuel Schatten

Sidney Kaufman, by Emanuel Schatten, Attorney-in-Fact

Doris G. Kaufman, by Emanuel Schatten, Attorney-in FAct

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, *a Notary Public in and for said County and State* Emanuel Schatten

the within named 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* 5th *day of* December, *19* 89.

Patsy A Matlock *Notary Public*

Commission expires 3-11-90

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, *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* _____ *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* _____ *self as* _____.

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

_____ *Notary Public*

Commission expires _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me the undersigned a Notary Public in and for aforesaid County and State, personally appeared Maxie O. Patton and Sidney Schatten, Trustee for Leslie S. Stillman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged themselves to be the General Partner of the within named bargainor a Partnership and that they as such General Partners, executed the foregoing instrument for the purpose contained by signing the name of the Partnership by themselves as General Partner.

Witness my hand and official seal at Nashville, Tennessee, this 5th day of December, 1989.

MY COMMISSION EXPIRES: 3-11-90

Patsy A Matlock
NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 5th day of December, 1989, before me personally appeared Emanuel Schatten, to me known to be the person who executed the foregoing instrument in behalf of Sidney Kaufman and wife, Doris G. Kaufman, and who acknowledged that he executed the same as the free act and deed of the said Sidney Kaufman and wife, Doris G. Kaufman.

Witness my hand and official seal at Office in Nashville, Tennessee, this 5th day of December, 1989.

My Commission Expires: 3-11-90

Patsy A Matlock
NOTARY PUBLIC

WARRANTY DEED | FROM | TO

EXHIBIT 'A'

LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS:

TRACT I: Land in Davidson County, Tennessee, being part of Lot No. 57 on the original plan of Nashville, not of record, described as follows:

Beginning at a point 115 feet east of the northeast corner of 4th Avenue, North and Broad Street; thence with the northerly margin of Broad Street, eastwardly 25 feet 11 inches to Woodruff's corner; thence northwardly and parallel with 4th Avenue, North 79 feet 11 inches; thence westwardly and parallel with Broad Street 25 feet 11 inches to a stone; thence southwardly through the center of a party wall, 79 feet 11 inches to the beginning.

TRACT II: Land in Davidson County, Tennessee, being part of Lot No. 57 on the Original Plan of Nashville, not of record, and in the rear of the above described lot, being part of a 50 foot lot purchased from David N. Reed by Castleman and Lindsley and sold to McFarland by said Castleman, described as follows:

Beginning at the southeast corner of said 50 foot lot on an alley; thence westwardly and parallel with Broad Street 67 feet 11 inches, more or less, to the easterly line of that part of Lot No. 57 which is known as House No. 318 Broad Street; thence along the east line of said lot in a northerly direction 50 feet to the south boundary line of another lot owned by McFarland Heirs; thence eastwardly, with the south boundary line of said lot 67 feet 11 inches, more or less, to the westerly margin of an alley; thence with the westerly margin of said alley, southwardly 50 feet to the beginning.

TRACT III: Land in Davidson County, Tennessee, being part ofLLot No. 45 on the Original Town of Nashville, described as follows:

Beginning at a point on the northern side of Broad Street 142 feet from the northwest corner of Broad and College Street;tthence westwardly 29 feet 5 inches to a 10 foot alley; thence northwardly 107 feet to a 10 foot alley; thence eastwardly 29 feet 3 inches to the center of the partition wall of an adjoining building; thence southwardly with the center of said wall 107 feet to the point of beginning.

Being a 1/2 undivided interest as conveyed to The Schatten Three, Ltd, a Tennessee limited partnership, by deed from Sidney Kaufman and wife, Doris G. Kaufman, of record in Book 6509, page 704, Register's Office for Davidson County, Tennessee AND being a 1/2 undivided interest conveyed to The Schatten Three, Ltd., a Tennessee limited partnership by deed from Emanuel Schatten, of record in Book 6825, page 507, Register's Office for Davidson County, Tennessee, as to Tracts I and II, AND Sidney Kaufman and wife, Doris G. Kaufman, as to a 1/2 undivided interest and Emanuel Schatten, as to a 1/2 undivided interest by deed from Third National Bank in Nashville, Trustee, et al, of record in Book 5735, page 73, said Register's Office.

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.