Bk 53

FORM NO. WD-1

BOOK 8256 PAGE 759

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF DECEMBER 19 90

Notary Public

MY COMMISSION EXPIRES: 1/23/93

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
MIKE S. KASZYSKI	S A M E	MAP 72-7
(NAME)	(NAME)	PARCEL 135
107 Valley Trail		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Whites Creek TN. 37189		
(CITY) (STATE) (P.O. ZIP)	(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, I, JAMES K. ROUSSEL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY my interest UNTO MIKE S. KASZYSKI

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:

BEING parts of Lots 1, 2 and 2A Part of Block "A" Subdivision of R. M. Dudley's 30 acre tract of record in Book 421, page 122, Register's Office for Davidson County, Tennessee and described according to deed from Z. J. Wilkinson, Surveyor, dated June 16, 1961, as follows:

BEGINNING at an iron pin in the northerly margin of McGavock Pike, the same being the southwesterly corner of the property conveyed to H. F. Newsom and wife, by deed from Gertrude Walker of record in Book 1582, page 639, Register's Office for Davidson County, Tennessee; thence South 58 deg. west with the margin of McGavock Pike 130.5 feet to an iron pin; thence continuing with the margin of McGavock Pike north 88 deg. 50' West 12.2 feet to a point in the easterly margin of Oxford Street; passing an iron pin at 7.2 feet, thence with the easterly margin of Oxford Street North 1 deg. 15' East 205.7 feet to a point; thence North 66 deg. 15' East passing an iron pin at 5 feet 120.3 feet to an iron pin; thence South 2 deg. 30' East 183.3 feet to the point of beginning.

BEING the same property conveyed to Mike S. Kaszyski and James Roussel d/b/a K & R Properties, successors and assigns, by deed from Clyde L. Forrester and wife, Gladys S. Forrester of record in Book 7721, page 218, Register's Office for Davidson County, Tennessee.

IT IS THE INTENTION OF THIS CONVEYANCE TO CONVEY TO THE GRANTEE ALL INTEREST OF THE GRANTOR SO THAT 100% OF THE FEE TITLE WILL NOW BE OWNED BY MIKE S. KASZYSKI, K & R PROPERTIES HAVING CEASED TO EXIST AS A PARTNERSHIP.

GRANTEE AND GRANTOR ACKNOWLEDGE THAT THIS IS INVESTMENT PROPERTY AND HAS NEVER SERVED AS THE RESIDENCE OF EITHER PARTY.

This is unimproved / improved X property, known as _____ (House Number) (Street) (P O Address) (City or Town) (Postal Zip)

[illegible] Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall include all genders.

Witness my hand this 7th day of December, 19 90

JAMES K. ROUSSEL, ~~Individually~~ and as Partner of K & R PROPERTIES

BOOK 8256 PAGE 760

STATE OF TENNESSEE
Davidson County

THE UNDERSIGNED

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named JAMES K. ROUSSEL

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 7th day of December, 19 90.

Commission Expires 11-21-92

James L. Davis, Notary Public

STATE OF TENNESSEE
Davidson County

Before me, THE UNDERSIGNED a Notary Public in and for the State and County aforesaid, personally appeared JAMES K. ROUSSEL

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the a partner of the K & R PROPERTIES, a partnership a ~~corporation~~ and that he as such Partner, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as a Partner.

Witness my hand and official seal at Nashville, Tennessee this 7th day of December, 19 90

Commission Expires 11-21-92

James L. Davis, Notary Public

~~WARRANTY DEED~~ FROM

TO

79305

IDENTIF. REFERENCE

Dec 13 10 52 AM '90

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

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