41043

IDENTIF. & REFERENCE

93 JUL 15 AM 8:53

REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV

This Instrument Prepared By:
CLEMENT & GIBSON
Suite 600, Noel Place
200 Fourth Avenue, North
Nashville, Tennessee 37219

Mail

BOOK 9014 PAGE 594

WARRANTY DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NOS.
Howard L. Gibson 4487 Post Road Nashville, TN 37205-1622	First Investment Co. P. O. Box 749 Columbus, OH 43216-0749	61-10-23

For and in consideration of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid by the herein named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, INCLUDING the assumption of the indebtedness evidenced by that certain Deed of Trust made by Arthur Greenberg and wife, Patricia Greenberg, to First Investment Company, of record in Book 7186, page 859, Register's Office for Davidson County, Tennessee; We, ARTHUR GREENBERG AND WIFE, PATRICIA GREENBERG, hereinafter "GRANTORS" have bargained and sold, and by these presents do hereby transfer and convey unto HOWARD L. GIBSON, UNMARRIED, hereinafter "GRANTEE", his heirs, representatives and assigns forever, that certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of the Re-Subdivision of Lot No. 237, Maplewood Heights Second Subdivision, of record in Book 5190, page 606, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being a portion of the same property conveyed to Arthur Greenberg and wife, Patricia Greenberg, by deed from James Shaw and wife, Lula Shaw, of record in Book 5758, page 799, Register's Office for Davidson County, Tennessee.

This is improved property known as 3836A Hutson Avenue, Nashville, Tennessee 37216.

This conveyance is made subject to the following:

1. Taxes for the current year prorated between the parties and assumed by GRANTEE;

2. Those matters as they appear on the Plan of record in Book 5190, page 606, said Register's Office.

3. Grantee expressly agrees with mortgagee, its successor and assigns, to assume, pay, and perform each and every of Grantor's obligations under the Note and to any extensions or modifications thereof, or hereafter agreed upon and does hereby covenant and agree to carry out and fully perform the terms, covenants, and conditions of the mortgage deed on the premises securing said Note in the same manner and to the same extent as if Grantee originally executed said Note and mortgage and/or such extensions and modifications as the obligor therein, and GRANTEE joins in the execution hereof to acknowledge same.

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, his heirs, representatives and assigns forever.

And GRANTORS do covenant with the said GRANTEE that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it and warrant that the same is unencumbered, except as may be set forth above.

GRANTORS do further covenant and bind themselves, their heirs and assigns to warrant and forever defend the title to the said land to the said GRANTEE, his heirs, representatives and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands on the dates set forth below.

GRANTORS:

Arthur Greenberg

Patricia Greenberg

GRANTEE:

Howard L. Gibson

3886 07/15 0101 03CHECK 159.22

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **Arthur Greenberg and wife, Patricia Greenberg**, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office, this 13 day of July, 1993.

Notary Public

My Commission Expires: 2/26/96

" OFFICIAL SEAL "
SUE M. SANCHEZ
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 2/25/96

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **Howard L. Gibson, unmarried**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office, this 30th day of June, 1993.

Notary Public

My Commission Expires: 3/22/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $40,579.66.

X Howard L. Gibson
Affiant

Subscribed and sworn to before me this 30th day of June, 1993.

Notary Public

My Commission Expires: 3/22/97

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

RECEIVED OF _____

FOR _____

BOOK 9014 PAGE 596

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

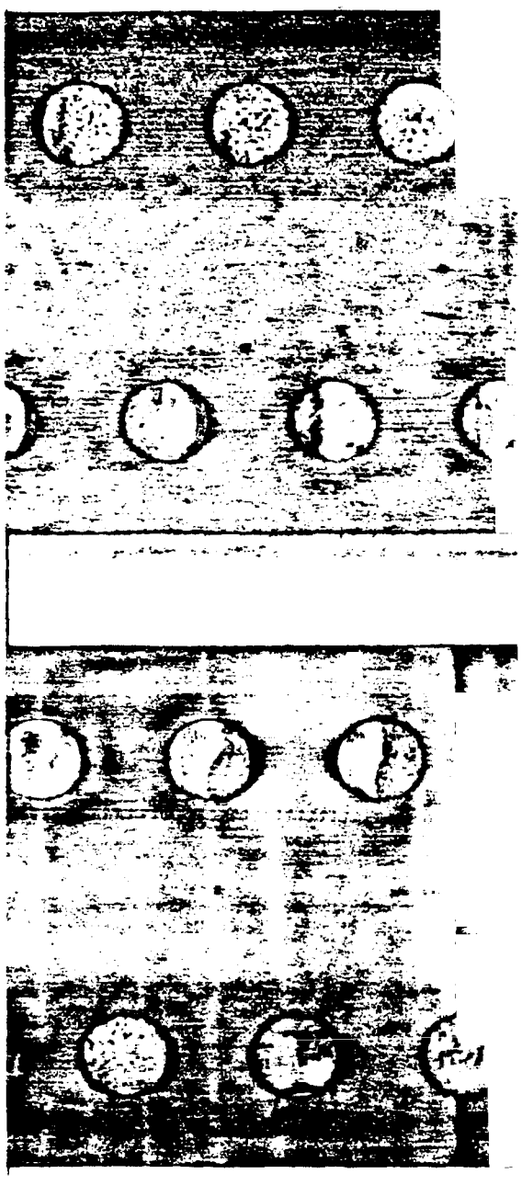
CAMT	40579.66
CON TX	150.22
PRFEE	1.00
WDEED	8.00
TOTAL	159.22
CHECK	159.22

07/15/93 01 08:54 0001 3886

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

41043
IDENTIF. & REFERENCE

93 JUL 15 AM 8:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.



No. 674296