BOOK 9842 PG 657

WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER

33982

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 108,000.00
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
26th DAY OF October, 19 95

Notary Public

MY COMMISSION EXPIRES
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP/PARCEL NUMBERS
Nathan S. Bell (NAME)	PNC Mortgage Corp. of America (NAME)	103-3-106
5006 Idaho Avenue (ADDRESS)	440 North Fairway Drive (ADDRESS)	25W-2070
Nashville, TN 37209 (CITY) (STATE) (ZIP)	Vernon Hills, Illinois 60061 (CITY) (STATE) (ZIP)	

FOR AND 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, Howard Birdwell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nathan S. Bell and wife, Leslie I. Bell

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 the westerly 50 feet of the easterly 210 feet of the southerly 150 feet of Block 18 on the map of Realty Savings Bank and Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition, as of record in Book 421, page 18, Register's Office for said County. Said part of Block 18 fronts 50 feet on the northerly side of Idaho, formerly Fifth Avenue, and runs back between parallel lines, parallel with and 160 feet west of the westerly margin of 50th Avenue North, formerly 9th Street, 150 feet to an alley.

BEING the same property conveyed to Howard Birdwell by deed from Ernest Williams, Conservator, of record in Book 9792, Page 840, Register's Office for Davidson County, TN.

The foregoing is the same legal description as appears in the previous deed of record.

95 OCT 30 PM 2:56
FELIX Z. LIEBERMAN, REGISTER
DAVIDSON COUNTY, TN.

0117385

unimproved ( )
This is improved (X) property, known as 5006 Idaho Avenue, Nashville, TN 37209
(House Number) (Street) (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 26th day of October, 19 95

Howard Birdwell

Carolyn Birdwell

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Howard Birdwell & wife Carolyn Birdwell

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 26th day of October, 1995.

Commission expires 7/25/98

Notary Public

STATE OF TENNESSEE
NOTARY PUBLIC AT LARGE

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9842 PG 659

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

	138000.00
	399.60
	1.00
	2.00
	400.60
	400.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 2342

0117385

IDENTIFICATION REFERENCE

95 OCT 30 PM 2:56

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 971000