WHEN RECORDED MAIL TO:
L.R. BradFord
P.O. Box 5
Nunnelly Tennessee
37137

BOOK 10156 PG 380

6957 08/14 0101 03CHECK 20.00

SPACE ABOVE THIS LINE FOR RECORDER'S USE

MAIL TAX STATEMENTS TO: L.R. BradFord
P.O. Box 5
Nunnelly Tennesse
37137

X L R Bradford
Signature

Individual Quitclaim Deed

prepaired By
Independent Trust Servic
Sacramento CA.

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, L.R. BradFord

hereby **REMISES, RELEASES AND QUITCLAIMS** to
Leonard R. Bradford
Personal Trust
the following described real property in the

City of Nashville County of Davidson State of Tennessee
described as

please see description of property at 628 4th Ave South Nashville TN. 37210 Divided IN 3 sections on back side, Attached to this page

021460
IDENTIF. & REFERENCE
96 AUG 14 AM 11:11
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.
MAIL ENV.

ACKNOWLEDGEMENT OF NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF Davidson)

On August 13 1996 before me Carole Loveless
Notary in and for said County and State, personally appeared

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that ***he/she*** executed the same in ***his/her*** authorized capacity(ies) and that by ***his/her*** signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal. Carole Loveless

This instrument was prepared by:
J. M. Grissim, Attorney
323 Union Street
Nashville, Tennessee 37201

BK 21

BOOK 6011 PAGE 635

DEED OF CORRECTION

NAME OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS:
L. R. Bradford 4809 Belmont Park Terrace Nashville, Tennessee 37215	SAME	92-11-113

BOOK 10156 PG 381

THIS DEED OF CORRECTION is made this 22nd day of February, 1983, by SARAH FITZGERALD GEISTMAN, the Grantor herein;

WHEREAS, a certain Installment Deed was executed by Sarah Fitzgerald Geistman to L. R. Bradford, the same having been recorded in Book 5748, page 162, Register's Office for Davidson County, Tennessee; and

WHEREAS, through error and inadvertence, a portion of the legal description of the property intended to be conveyed in said Installment Deed was omitted; and

WHEREAS, this Deed of Correction is made for the purpose of amending the property description contained in said Installment Deed by adding the property description hereinafter set forth, but no further or otherwise;

NOW, THEREFORE, in consideration of the sum of TEN ($10.00) Dollars cash in hand paid, the receipt of which is hereby acknowledged, and for the purpose of correcting the error in the property description, I, SARAH FITZGERALD GEISTMAN, do hereby bargain, sell, transfer, convey and quitclaim unto L. R. BRADFORD, his heirs and assigns, my undivided one-half interest in the following described parcel of land in Davidson County, Tennessee, to-wit:

> Beginning at a point on the east side of Fourth Avenue South, formerly Cherry Street, 16 feet north of Elm Alley, and running thence eastwardly parallel with Elm Alley 138 feet more or less to an alley; thence with the last mentioned alley north 19 feet to a point; thence westwardly by a line at right angles with Fourth Avenue South 138 feet more or less to a point in the east margin of said Fourth Avenue South; thence south with Fourth Avenue South 19 feet to the beginning.
>
> Being the same property conveyed to E. L. Geistman and wife, Sarah Fitzgerald Geistman, and L. R. Bradford, by deed of record in Book 2747, page 42, Register's Office for Davidson County, Tennessee. The said E. L. Geistman having since died.

TO HAVE AND TO HOLD said property with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his heirs and assigns forever.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this the 22nd day of February, 1983.

Sarah FitzGerald Geistman
SARAH FITZGERALD GEISTMAN

EXHIBIT

WARRANTY DEED

BOOK 4340 PAGE 77

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP, PARCEL NUMBERS
L. R. Bradford (NAME)	(NAME)	Map 93-11
624 4th Ave So (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Pc. 116
Nashville Tenn (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Three Thousand Five Hundred and No/100---
($3,500.00)---------- Dollars,

cash in hand paid by L. R. Bradford, the receipt of which is hereby acknowledged,

BOOK 10156 PG 382

we, Madeline Lightman Magid and Dorothy Lightman Mintz

have this day bargained and sold, and do hereby transfer and convey unto the said

L. R. Bradford, his

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the southerly 16 feet of lot No. 1 in F. B. Fogg's Plan of Lots in South Nashville, as of record in Book 9, page 229, Register's Office for said County.
Said part of lot No. 1 fronts 16 feet on the easterly side of 4th Avenue South, formerly Cherry Street, and runs back between parallel lines, with the northerly margin of Elm Street, 138 feet, more or less, to an alley.
Being the same real property conveyed to Madeline Lightman Magid and Dorothy Lightman Mintz by deed from David Pinkard, of record in book 1784, page 469, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $3,500.00

Subscribed and sworn to before me, this the 5th day of June 1969

Affiant Mary Emery, Agent

My commission expires: My Commission Expires April 21, 1971 (Amt. Set.)

Notary Public Raymond H. Darnell

This is unimproved ( ) improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

L. R. Bradford, his

(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 L. R. Bradford, his

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 5th day of June, 1969, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Dorothy Lightman Mintz

Madeline Lightman Magid

This Instrument Was Prepared By
Dewey W. Fedigo
Of The Law Firm Fedigo & Seirdon
Imen

EXHIBIT

COMMITMENT NO.
259206

093-11-0 245.00

BOOK 10156 PG 383

Being the northerly part of Lot No. 2 and all of Lots Nos. 3 to 9 inclusive on F. B. Fogg's Plan of Lots, as of record in Book No. 9, page 229, Register's Office for said County, Lots Nos. 1 to 6 inclusive and the northerly part of Lot No.7 on Campbell's Plan of Eight Lots, as of record in Minute Book "A", page 18, Chancery Court at Nashville, also 26-1/2 feet immediately east of and adjoining said Lot No. 9 on F. B. Fogg's Plan of lots, described together as follows:

BEGINNING on the easterly margin of Fourth Avenue South, formerly Cherry Street, at a point 35 feet, more or less, north of the northerly margin of Elm Street, being the northwest corner of what was formerly the John Brien property; thence with the easterly margin of Fourth Avenue South, northwardly 234-1/2 feet, more or less, to the southwest corner of the "John Brandon" Lot; thence with said Brandon's southerly line, eastwardly 87 feet to his southeast corner, continuing in the same direction 52-1/2 feet, more or less, in all 139-1/2 feet, more or less, to the westerly margin of Guard Alley; thence with said alley, southwardly 234-1/2 feet, more or less, to the northerly line of said John Brien property; thence with said line westwardly 138 feet, more or less, to the beginning.

Being the same property conveyed to Sarah Fitzgerald Geistman, a 1/2 undivided interest, and L. R. Bradford, a 1/2 undivided interest, by deed from E. L. Geistman and L. R. Bradford, d/b/a E. L. Geistman & Co., a partnership, as of record in Book 1559, page 199, and by deed from E. L. Geistman, as of record in Book 2538, page 282, Register's Office, Davidson County, Tennessee.

DEED AND OPTION BOOK 10156 PG 384

This instrument, entered into on this 29 day of April, 1958, by and between E. L. GEISTMAN and wife, SARAH FITZGERALD GEISTMAN, and L. R. BRADFORD, all of the City of Nashville, Davidson County, Tennessee, WITNESSETH:

WHEREAS, the said E. L. Geistman and L. R. Bradford are the owners as tenants in common, share and share alike, of a certain parcel of land in Nashville, Davidson County, Tennessee, more particularly described as follows:

> Beginning at a point on the east side of Fourth Avenue South, formerly Cherry Street, 16 feet north of Elm Alley, and running thence eastwardly parallel with Elm Alley 138 feet more or less to an alley; thence with the last mentioned alley north 19 feet to a point; thence westwardly by a line at right angles with Fourth Avenue South 138 feet more or less to a point in the east margin of said Fourth Avenue South; thence south with Fourth Avenue South 19 feet to the beginning.
>
> Being the same property conveyed to E. L. Geistman and L. R. Bradford by deed from Clara Lucille Brien Woodard, et al. of record in Book 2156, page 541, said Register's Office: and

WHEREAS, said property is and has for years been occupied by E. L. Geistman & Co., of which said E. L. Geistman and L. R. Bradford are the principal stockholders; and

WHEREAS, the said E. L. Geistman proposes to convey his undivided one-half (1/2) interest in said property to his wife, the said Sarah FitzGerald Geistman, subject to his retention of a life interest therein and subject to other conditions hereinafter mentioned, but that the said E. L. Geistman and Sarah FitzGerald Geistman are anxious to protect the said L. R. Bradford in the event they, or either of them, determine to dispose of said undivided interest in said property:

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

EXHIBIT