JUL-30-1996 05:02 615 254 8699 99% P.07

596

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 136,556.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF July, 19 96

Notary Public

MY COMMISSION EXPIRES: November 4, 1996
(AFFIX SEAL)

N0796-560L

THIS INSTRUMENT WAS PREPARED BY
SECURITY ESCROW & TITLE CO., 1005 8th Avenue South, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
William Michael Long-Innes (NAME)	SUNTRUST BANK, NASHVILLE, N.A. (NAME)	MAP 116.12
3702 Woodmont Lane (ADDRESS)	201 Fourth Avenue, North (ADDRESS)	PARCEL 79
Nashville, Tennessee 37215 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37219 (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, John G. Herzfeld and wife, Elsa M. Herzfeld

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Michael Long-Innes, unmarried

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 Lot No. 39 on the Block "D" on the Map of Woodmont Lane Homesites, of record in Book 1130, page 13, register's Office for said County, and described as follows:
Beginning at a point in the easterly margin of Woodmont Lane, the common corner of Lots Nos. 39 and 40; thence with the line between said lots, and with the line between Lots Nos. 39 and 41, 153.4 feet, and continuing easterly with the line between Lots 39 and 1, 59.9 feet to a point at the common corner of Lots Nos. 1,2and 39; thence with the lines between Lots 2 and 39, southeasterly 22 feet to the common corner of Lots Nos. 39 and 38; thence with the line between said lots, southwesterly 186.4 feet to the easterly margin of Woodmont Lane; thence with the margin of said Lane northerly 111.5 feet to the point of beginning.

John G. Herzfeld and wife, Elsa M. Herzfeld.
Being the same property conveyed to W by deed from E & M Homes Inc. of record in Deed Book 1635, Page 49, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Deed Book 1049 , Page 546, Register's Office for said County.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights-of-way for public utilities of record.

unimproved ( )
This is improved (X) property, known as 3702 Woodmont Lane, Nashville, Tennessee 37215
(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 our hand s this 31st day of July 19 96

John G. Herzfeld

Elsa M. Herzfeld

FROM : Security Escrow PHONE NO. : 615 254 8699 Jul. 30 1996 12:29PM P2

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

BOOK 10156 PG 585



STATE OF ~~TENNESSEE~~ Alabama
COUNTY OF ~~DAVIDSON~~ Montgomery

Personally appeared before me: the undersigned, a Notary Public in and for said County and State, the within named John G. Herzfeld and wife, Elsa M. Herzfeld

the bargainor ~~s~~ with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that ~~they~~ executed the within instrument for the purposes therein contained. Witness my hand and official seal at ~~Nashville~~ Montgomery Alabama, ~~Tennessee~~ this 31st day of July, 19 96.

Commission expires July 17, 1999

Katherine D. Driscoll
Notary Public

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, executed 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_____.

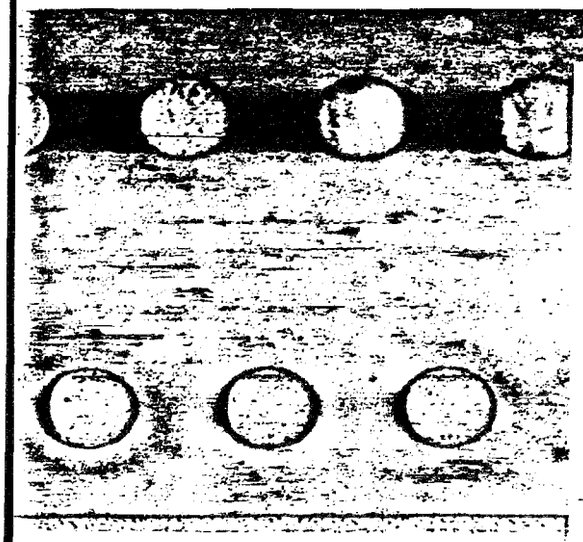
My commission expires _____

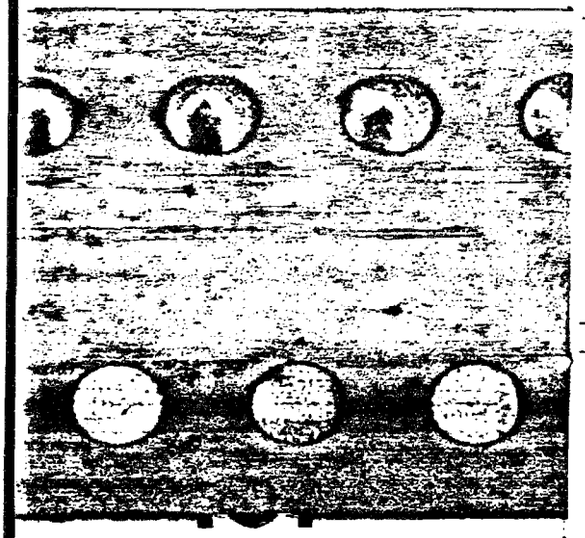
_____
Notary Public

7010 08/14 0101 03CHECK 510.54

02145 12
IDENTIF. & REFERENCE

96 AUG 14 PM 1:49
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.





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

RECEIVED OF _____

FOR _____

BOOK 10156 PG 586

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	
				135550.00
			CON TX	501.54
			PRFEE	1.00
			WDEED	8.00
			TOTAL	510.54
			CHECK	510.54
08/14/96	01		13:50 0001	7010

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02145I2
IDENTIF. # REFERENCE

96 AUG 14 PM 1:49
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1019587