BOOK 10499 PG 574

RECORD & RETURN TO:
EAST END TITLE & ESCROW, INC.
405-C TWO MILE PIKE
GOODLETTSVILLE, TN. 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 25,000.00
(Affiant)

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF June 19 97

Notary Public

MY COMMISSION EXPIRES: January 24, 1998
(AFFIX SEAL)

AARON ADAMS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

Robert C. Osterberg, Esq., Abelman Frayne & Schwab, 150 E. 42nd St., N.Y., N.Y. 10017

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Robert C. Osterberg, Trustee (NAME)	Betty Holt Blackwell (NAME)	62-9-70
76 Hillside Avenue (ADDRESS)	2517 Miami Avenue (ADDRESS)	
Tenafly, N.J. 07670 (CITY) (STATE) (ZIP)	Nashville, TN 37214 (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, ~~BILLBERG PARTNERSHIP~~, A partnership composed of Robert C. Osterberg and Betty Holt Blackwell

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert C. Osterberg, Trustee and Betty Holt Blackwell, jointly, a one-half undivided interest each

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:

Land in Davidson County, Tennessee, being Lots Nos. 17, 18 and the south part of Lot No. 19 on the Map of Riverview Subdivision, as of record in Book 547, pages 93, 94 and 95, Register's Office for said County, and described according to a survey made May 23, 1964, by Hickerson & Hickerson, Engineers, as follows:

Beginning at an iron pin in a hedge in an old established fence line at the corner of Lots 16 and 17 in the west margin of Pennington Bend Road, formerly known as Riverview Drive; thence with the line between Lots 16 and 17, along said old fence passing the top of the bluff at 156 feet, south 72 degrees west, a total distance of 176 feet to the edge of Cumberland River; thence northerly along the edge of said River, 99 feet, more or less, to a point; thence north 69 degrees 30' east, passing through a fence post at the top of bluff, along an old established fence, a total distance of 178 feet, more or less, to an iron pin in the west margin of said Road; thence with the margin of the same, southerly 105.4 feet, more or less, to the point of beginning.

Being the same property conveyed to Robert D. Ridley by deed from Harry E. Corenswet, Morris A. Corenswet and Abe Corenswet as of record in Book 3767, Page 400, Register's Office for Davidson County, Tennessee and thereafter conveyed to Billberg Partnership by deed from Robert D. Ridley as of record in Book 7084, page 255, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 2214 Pennington Bend Road Nashville
(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 19th day of September 1996

Robert C. Osterberg, Partner

BETTY HOLT BLACKWELL

BOOK 10499 PG 575

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 BETTY HOLT BLACKWELL

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 1st day of June 19 97.

Commission expires January 24, 1998

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF NEW YORK
COUNTY OF NEW YORK

Before me, a Notary Public within and for the State and County aforesaid, personally appeared ROBERT [illegible] with whom I am personally acquainted and who upon his oath(s) acknowledged him to be the a partner of BILLBERG PARTNERSHIP the within named bargainor, and that he did as such partner, being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said partnership as such, and attesting the same by the said as such partner.

Witness my hand and official seal at office at New York NY on this the 19 day of September 19 96.

My commission expires

VICTOR TANNENBAUM
Notary Public State of New York
No. 30-4698321
Qualified in Nassau County
Commission Expires December 31, 1997

IDENTIF. & REFERENCE

0317932

97 JUN 20 AM 9:18
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

5369 06/20 0101 03CHECK 101-50

MAIL ENV.

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

WARRANTY DEED

FROM

BILLBERG PARTNERSHIP

ROBERT [illegible] TRUSTEE and BETTY HOLT BLACKWELL, jointly

RETURN TO:

BETTY HOLT BLACKWELL

[redacted]

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

RECEIVED OF _____

FOR _____

BOOK 10499 PG 576

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 25000.00
CON TX 92.50
PRFEE 1.00
WDEED 8.00
TOTAL 101.50
CHECK 101.50

06/20/97 01 09:17 0001 5369

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

[redacted]

03 17932
IDENTIF. ← REFERENCE

97 JUN 20 AM 9:18
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

[redacted]

No. 1164613