BOOK 10500 PG 653

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
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Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (jb) Title No: 38992
Dav. Co. File: Box 8

97 JUN 20 PM 3:35
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. ▲ REFERENCE
03 18258

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
John M. Carter 3708 West End Avenue Nashville, Tennessee 37205	SAME

TAX MAP-PARCEL NUMBERS: 104-09-125

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 247500.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Horace Moskovitz and Perry Moskovitz,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **John M. Carter, unmarried,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:
To Wit:

LAND in Davidson County, Tennessee, being the easterly 60 feet of Lot No. 27 and the westerly 20 feet of Lot No. 29, Block 7 of Division A of the Richland Realty Company of record in Book 161, Page 151, Register's office for Davidson County, Tennessee.

SAID parts of said two lots front together 80 feet on the north side of West End Avenue and extend back between parallel lines, 200 feet more or less, to a dead line in the rear.

BEING the same property conveyed to Horace Moskovitz by deed from Trustees of Zion Presbyterian Church at Columbia, Tennessee of record in Book 3672, Page 220, Register's Office for said County. By deed of record in Book 3805, Page 134, said Register's Office, the said Horace Moskovitz conveyed an undivided one-half interest to Perry W. Moskovitz.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.
This is improved property, known as: 3708 West End Avenue, Nashville, Tennessee 37205

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee,

representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 18th day of June, 1997.

Horace Moskovitz **Perry Moskovitz**

State of Tennessee
County of Davidson

On this 18th day of June, 1997, before me the undersigned authority, personally appeared **Horace Moskovitz** and **Perry Moskovitz**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 247500.00

Affiant

Sworn and subscribed before me on the 18th day of June, 1997.

My Commission Expires: _____

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

Notary Public

5719 06/20 0101 03CHECK 924.75

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

RECEIVED OF _____

FOR _____

BOOK 10500 PG 655

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 247500-00
CON TX 915.75
PRFEE 1.00
WDEED 8.00
TOTAL 924.75
CHECK 924.75

06/20/97 01 15:36 0001 5719

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03118258
IDENTIF. ↑ REFERENCE

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FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1165359