WARRANTY DEED

File Number: 70198

Davidson County DEEDWARR
Recvd: 05/11/07 15:43 2 pgs
Fees:13.00 Taxes:29.97
20070511-0056952

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $8,100.00

Elizabeth Gray
Affiant

GAIL MARSHALL NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7TH DAY OF MAY, 2007.

Gail Marshall
Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

My Commission Expires March 20, 2010

THIS INSTRUMENT WAS PREPARED BY
Pinnacle Title & Escrow, LLC, 2109 Buena Vista Pike, Nashville, TN 37218

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Or Nitzan	Or Nitzan	09206043500
(NAME)	(NAME)	
814 Lena St.	814 Lena St.	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208	Nashville, TN 37208	
(CITY) (STATE) (ZIP)	(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, Anthony W. Allison, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Or Nitzan and Gilat Nitzan, 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 Lot No 1 on the Map of Lena Court, as of record in Book 1535, Page 8 Register's Office for Davidson County.

Said Lot No. 1 fronts 42 feet on the easterly side of Lena Street and runs back between parallel lines along the south margin of any alley 120 feet to an alley in the rear, which is shown on 27th Avenue North (not open).

Being the same property conveyed to A. W. Allison by deed from Ricky Howard Moss, sole surviving heir of Audrey Holmes Moss of record in Book 5095, Page 649 on November 12, 1976.

A.W. Allison, Anthony W. Allison and Anthony W. Allison, Jr. are all one person.

unimproved ☒

This is improved ☐ property, known as 814 Lena St., Nashville, TN 37208

(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 7th day of May, 2007.

Anthony W. Allison

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 Anthony W. Allison, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that * executed the within instrument for the purposes therein contained

Witness my hand and official seal at Nashville, Tennessee, this 7th day of May, 2007

Gail Marshall
Notary Public
My Commission Expires:_____

My Commission Expires March 30, 2010

GAIL MARSHALL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Return To:
Pinnacle Title & Escrow, LLC
2109 Buena Vista Pike
Nashville, TN 37218
(615) 256-3353