BOOK 3961 PAGE 408

THIS INSTRUMENT WAS PREPARED BY:
SEDDON & WILKINS, ATTORNEYS
480 JAMES ROBERTSON PARKWAY
NASHVILLE, TENNESSEE

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James R. Hill (NAME:)	United Mortgagee Servicing Corp. (NAME:)	22W 9440
1515 Bernard Avenue (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	Map 104-12
Nashville (CITY) Tennessee (P. O. ZONE) (STATE)	Virginia Beach (CITY) Virginia (ZONE) (STATE)	Par 328

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars, cash in hand paid by James R. Hill and wife, Evelyn V. Hill, hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, A. J. Joslin and wife, Frances Joslin, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto the said 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. 49 on the Map of Avalyn Place, as of record in Book 161, page 150, Register's Office for Davidson County, Tennessee.

SAID Lot No. 49 fronts 50 feet on the southerly margin of Bernard Avenue and runs back between parallel lines 140 feet to an alley.

BEING the same property conveyed to A. J. Joslin and wife, Frances Joslin, by deed from Dixon D. Hooker and wife, Alice J. Hooker, of record in Book 2440, page 117, Register's Office for Davidson County, Tennessee.

STATE TAX $ 19.80
PROBATE .50
TOTAL $ 20.30

NOV 22 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID NOV 22 1965 ET

This is unimproved ( ) improved ( ) property, known as 1515 (House Number) Bernard Avenue (Street) Nashville (P. O. Address: City or Town) (Postal Zone)

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 hands this the 19th day of November, 19 65.

A. J. Joslin
A. J. JOSLIN

Frances Joslin
FRANCES JOSLIN

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Gail Clegg, a Notary Public in and for said County and State, the within named A. J. Joslin and wife, Frances Joslin, the bargainor/s, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 19th day of November, 19 65.

Commission expires May 6, 1969

Gail Clegg
Notary Public

WARRANTY DEED

FROM A. J. JOSLIN ET UX

TO JAMES R. HILL ET UX

DOCUMENTARY

07615

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

NOV 22 3 50 PM '65

NOTE 113 PAGE 53

RECORDING FEE $ 2.50

DEP. REG.

SEDDON & WILKINS, ATTORNEYS
480 JAMES ROBERTSON PARKWAY
P. O. BOX
NASHVILLE, TENNESSEE