WARRANTY DEED

BOOK 4429 PAGE 596

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Charles L. Mader Jr.		Map 131-16
(NAME) 1015 Woodland Ave.	(NAME) Same	Par. 51
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn.	(STREET ADDRESS)	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten & 00/100 ($10.00) Dollars,

cash in hand paid by the hereinafter named grantees, and other good and valuable considerations, the receipt of all of which is hereby acknowledged; we,

Noel C. Hunt, III and wife, Susie P. Hunt

have this day bargained and sold, and do hereby transfer and convey unto the said grantees

Charles L. Mader, Jr., and wife, Mary Wayne H. Mader

their ~~successors~~, heirs and assigns,

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being lot No. 13 on the Plan of Gateway Acres Second Addition, being part of the Overton Lea Estates, as of record in Book 1424, page 83, Register's Office for said County.
Said lot No. 13 fronts 225 feet on the northerly side of Grassland Lane and extends back between parallel lines 249.9 feet to a dead line, measuring 225 feet thereon.
Being the same property conveyed to Noel C. Hunt, III and wife, Susie P. Hunt, by deed from Leonora R. Bradley, of record in Book 4248, page 79, said Register's Office.

This conveyance is made subject to recorded restrictions, easements and setback lines applicable to said property and to taxes for 1970.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $33,000.00

Subscribed and sworn to before me, this the 6th day of June 1970

Affiant Charles L. Mader Jr.

My commission expires: My Commission Expires April 21, 1971 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 1018 Grassland Lane, Nashville, Tennessee (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Charles L. Mader, Jr., and wife, Mary Wayne H. Mader,

their ~~successors~~,

heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as hereinbefore stated.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Charles L. Mader, Jr., and wife, Mary Wayne H. Mader, their

~~successors~~, heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 2nd day of June, 1970, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Noel C. Hunt III
Noel C. Hunt, III

Susie P. Hunt
Susie P. Hunt

This instrument prepared by
STEPHENSON, LACKEY, HOLMAN & ARCHER
First Federal Building
Nashville, Tennessee 37219

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, [illegible] *, a Notary Public in and for said County and State,*

Noel C. Hunt, III and wife, Susie P. Hunt

the within named 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, *this* [illegible] *day of* [illegible], *19* 70.

[illegible]
Notary Public

Commission expires July 30, 1974

NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ... *, a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* ..... *self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* ..... *he as such* ..... *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ..... *this* .....*day of* ..... *19*.....

..... *Notary Public*

Commission expires.....

JUL-70 CONV 33,000.00
JUL-70 S'TAX A* 85.80
JUL-70 PR'FEE A* .50
JUL-70 W'DEED A* 3.00 * 89.30

WARRANTY DEED

FROM

NOEL C. HUNT, III, et ux

TO

CHARLES L. MADER, JR., et ux

A 8 2 8 9 3

IDENTIF. REFERENCE

JUL 7 12 01 PM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE