WARRANTY DEED

BOOK 4438 PAGE 802

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
ALFRED HARDIN (NAME)	United Mortgagee Servicing Corp. (NAME)	24W- 12200
1706 SWEETBRIAR AVE. (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	Map 117-4
NASHVILLE, TENN. (CITY) (P. O. ZONE) (STATE)	Virginia Beach, Virginia. (CITY) (ZONE) (STATE)	Par. 11

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars,

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 3686, page 189, Register's Office for Davidson County, Tennessee.

I, R. P. Delashmitt, single,

have this day bargained and sold, and do hereby transfer and convey unto the said Alfred Hardin and wife, Agnes L. Hardin, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being the westerly 52½ feet of Lot No. 236 of the Belmont Land Company's Plan of Lots, called "Belmont Heights," of record in Book 421, page 34, Register's Office for said County, as follows:

Said part of said Lot No. 236 fronts 52½ feet on the northerly side of Sweetbrier Avenue and runs back between parallel lines 175 feet to an alley.

Being the same property conveyed to R. P. Delashmitt by deed from George S. Robichaux and wife, Claire H. Robichaux, of record in Book 4234, page 723, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property will be assumed by purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $14,750.00

Subscribed and sworn to before me, this the 12 day of August 1970

Affiant R P Delashmitt

My commission expires: July 31, 1970 (Affix Seal)

James E. Hodge Notary Public

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

This is { unimproved / improved } property, known as ..... (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 Alfred Hardin and wife, Agnes L. Hardin, their (successors), heirs and assigns forever. I covenant that I am 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 noted above.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said Alfred Hardin and wife, Agnes L. Hardin, their (successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 12 day of August, 1970, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

R P Delashmitt

This Instrument Was Prepared By

Phillip Saindon (emp)

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, James E Hodge, *a Notary Public in and for said County and State,* R. P. Delashmitt,

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville *Tennessee, this* 12 *day of* August, *19* 70

Commission expires July 31, 1970 James E Hodge *Notary Public*

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 .....

ED HODGE REALTY
4740 Nolensville Road
Ph. 833-1860

WARRANTY DEED

FROM
R. P. DELASHMITT, Single
TO
ALFRED HARDIN, ET UX

AUG 14 70	CONV	14,957.79			
AUG 14 70	S'TAX		A*	39.00	
AUG 14 70	PR'FEE		A*	.50	
AUG 14 70	W'DEED		A*	3.00	* 42.50

A 86950

IDENTIF. REFERENCE

AUG 14 2 56 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

PEDIGO & SAINDON