BOOK 4447 PAGE 947

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Louis J. Catignani, Jr. et ux. (NAME)	[illegible] (NAME)	Map 129-8
6305 U. S. Highway 70 South (STREET ADDRESS OR ROUTE NUMBER)	[illegible] (STREET ADDRESS)	Par 14
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	[illegible] (CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Sixty Three Thousand Five Hundred and no/100----- ----------($63,500.00) ---------- *DOLLARS* of which $36,606.01 has been paid in cash by Louis J. Catignani, Jr. and wife, the receipt of which is hereby acknowledged, and for the remainder the said Louis J. Catignani, Jr. and wife have assumed and agree to pay the unpaid balance of $26,893.99 of an original indebtedness of $27,500.00 secured by deed of trust of record in book 4262, page 172, Register's Office for Davidson County, Tennessee,

SEP 25	CONV	63,500.00			
SEP 25 S'TAX			A*	165.10	
SEP 25 PR'FEE			A*	.50	
SEP 25	W'DEED		A*	4.50	* 170.10

We, Frank E. Reed and wife, Norma Reed,

have bargained and sold, and by these presents do transfer and convey unto the said Louis J. Catignani, Jr. and wife, Charline B. Catignani, their

heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 8 on the Plan of Section I, Warner Park Valley, Revised, as of record in Book 3600, pages 12, 13 and 14, Register's Office for said County.
Said lot fronts 205 feet on the southerly side of U. S. Highway 70 South, and runs back 424.93 feet on the easterly line and 418.41 feet on the westerly line to a broken line in the rear on which it measures 213.64 feet.
Being the same property conveyed to Frank E. Reed and wife, Norma Reed, by deed from Gary Cooper and wife, of record in book 4262, page 170, said Register's Office.

491157

IDENTIF. REFERENCE

SEP 25 1 22 PM '70

FELIX Z. [illegible] REGISTER DAVIDSON COUNTY, TENN.

This Instrument Was Prepared By

[illegible] (ATTY)

Of The Law Firm Pedigo & Saindon

Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 63,500.00

Subscribed and sworn to before me, this the [illegible] day of [illegible] 19[illegible]

William S. [illegible] Affiant

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

[illegible] Notary Public

unimproved ( )
This is improved (X) property, known as 6305 U. S. Highway 70 South, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Louis J. Catignani, Jr. and wife, Charline B. Catignani, their *heirs and assigns, forever.*

And We *do covenant with the said* Louis J. Catignani, Jr. and wife, Charline B. Catignani *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,* except by deed of trust as above 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* Louis J. Catignani, Jr. and wife, Charline B. Catignani, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 24th *day of* September, *19* 70, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named.....

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

Witness my hand and official seal at....., Tennessee, this..... day of....., 19.....

....., *Notary Public.*

Commission Expires.....

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, [illegible], *a Notary Public in and for said County and State, the within named* Frank E. Reed and wife, Norma Reed,

the bargainor....., 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 Clarksville Tennessee, *this* 21st *day of* September, *19* 70.

Paul Armstrong, *Notary Public.*

Commission Expires 15 June 1973

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.....