Prepared by: WILLIAM D. CASTLEMAN, Atty., 218 Third Ave., North, Nashville, Tenn. 37201

WARRANTY DEED

BOOK 4451 PAGE 87

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Arthur A. Nolan (NAME)	United Mortgagee Servicing Corp. (NAME)	15D3225
4101 Kennedy Avenue (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	Map 61-16
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Virginia Beach, Virginia 23451 (CITY) (ZONE) (STATE)	Par 21

FOR AND IN CONSIDERATION of the sum of TEN and no/100----------

----------($10.00)---------- *Dollars,*

cash in hand paid by the grantees, ARTHUR A NOLAN and wife, CAROLYN E. NOLAN, and other good and valuable considerations, the receipt of which is hereby acknowledged; including the assumption of the unpaid balance of a certain note which is secured by a Deed of Trust of record in Book 4410, Page 390, Register's Office for Davidson County, Tennessee, payable as therein specified;

We, Joe B. Cantrell, Jr. and wife, Linda L. Cantrell,

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

ARTHUR A. NOLAN and wife, CAROLYN E. NOLAN, their,

(successors), heirs and assigns,

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

Being parts of Lots Nos. 31, 33, 35 and 37 on the Map of Kennedy and Graves Land of Monte Vista, as of record in Book 421, Page 143, Register's Office for said County, described according to a survey made by John M. Sullivan, County Surveyor, August ____, 1946, as follows:

BEGINNING on the westerly margin of Kennedy Street at the northeast corner of lot No. 17 on the Map of Chappell's Subdivision, as of record in Book 1130, Page 11, said Register's Office; thence with said Street northwardly 63.7 feet to the southeast corner of the property conveyed to Richard D. Reeves and wife, by deed from Frank P. Dixon and wife, of record in Book 1583, Page 466, said Register's Office; thence with Reeves' southerly line westwardly 325.3 feet; thence wouthwardly 91.7 feet to an iron pin in the northerly line of said Chappell's Subdivision; thence with the northerly line of said Subdivision eastwardly 311.1 feet to the beginning.

Being the same property conveyed to Joe B. Cantrell, Jr. and wife, Linda L. Cantrell, by deed from George A. Ewing and wife, Elsie S. Ewing, of record in Book 4410, Page 389, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 1460.42

Subscribed and sworn to before me, this the 9th day of October, 19 70.

My commission expires: May 7, 1974 (Affix Seal)

X Affiant

Notary Public

This is unimproved ( ) improved (X) property, known as 4101 Kennedy Avenue, 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

ARTHUR A. NOLAN and wife, CAROLYN E. NOLAN, 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 hereinabove stated.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* ARTHUR A. NOLAN and wife, CAROLYN E. NOLAN, their

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

Witness our *hand* s *this* 9th *day of* October, 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.*

Joe B. Cantrell Jr.

Linda L. Cantrell

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Hal E. Wilson Jr. *a Notary Public in and for said County and State,* Joe B. Cantrell, Jr. and wife, Linda L. Cantrell,

*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, *Tennessee, this* 7th *day of* October, *19*70.

Hal E. Wilson Jr. *Notary Public*

Commission expires May 7, 1972

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 .....

HUTTON Realty Co.
1105 GARTLAND AVENUE
NASHVILLE, TENN. 37206
Phone 228-2691

OCT-9?0 CONV 14,460.12
OCT-9?0 S'TAX A* 37.70
OCT-9?0 PR'FEE A* .50
OCT-9?0 W'DEED A* 3.00 *

HUTTON Realty Co.
1105 GARTLAND AVENUE
NASHVILLE, TENN. 37206
Phone 228-2691

Please return to: HUTTON REALTY COMPANY, 1105 Gartland Ave., Nashville, Tenn. 37206

WARRANTY DEED

FROM
JOE B. CANTRELL, JR., ET UX,
TO
ARTHUR A. NOLAN, ET UX.

A 92625

IDENTIF. REFERENCE

OCT 9 9 44 AM '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