This Instrument Was Prepared By: William J. Faimon, Attorney
200 Court Square Building
Nashville, Tennessee 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
JAMES A. McROBERTS, ET UX	UNITED MORTGAGEE SERVICING CORP.	
(NAME)	(NAME)	
7006 BONNALAKE DRIVE	P. O. BOX 926	BOOK 4464 PAGE 971 Map 74-8
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
HERMITAGE, TENNESSEE	VIRGINIA BEACH, VIRGINIA 23451	Par. 223 Pd
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------Ten & no/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations including the assumption of a first mortgage held by United Mortgagee Servicing Corporation with a present balance of $13,292.00 as of record in Book 3986, Page 660, Register's Office for Davidson County, Tennessee.

We, C. VERNON HENDERSON and wife, JUDY C. HENDERSON

have this day bargained and sold, and do hereby transfer and convey unto the said JAMES A. McROBERTS and wife, SAUNDRA S. McROBERTS

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 1020 on the plan of Hermitage Hills Subdivision, Section 10, as of record in Book 3600, Page 50, Register's Office for Davidson County, Tennessee.

Said Lot No. 1020 fronts 77 feet on the easterly margin of Bonnalake Drive and runs back between lines measuring 148.5 feet on the southerly line and 149.5 feet on the northerly line to a dead line in the rear measuring 105.7 feet thereon.

Being the same property conveyed to C. Vernon Henderson and wife, Judy C. Henderson, by deed from Johnson Homes, Inc., of record in Book 3986, Page 656, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $18,900.00

Subscribed and sworn to before me, this the 19th day of Dec., 1970

X C. Vernon Henderson
Affiant

My commission expires: 1-19-72 (Affix Seal)

Notary Public

This is unimproved (X) property, known as 7006 Bonnalake Drive, Hermitage, 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 JAMES A. McROBERTS and wife, SAUNDRA S. McROBERTS 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.*

We *further covenant and bind* ourselves and our *heirs and representatives, to warrant and forever defend the title to said real estate to said* JAMES A. McROBERTS and wife, SAUNDRA S. McROBERTS their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand s *this* 19th *day of* Dec., 1970, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X C. Vernon Henderson

X Judy C. Henderson

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, C. Vernon Henderson and Judy C. Henderson, *a Notary Public in and for said County and State,* C. VERNON HENDERSON and JUDY C. HENDERSON

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* 19th *day of* Nov., *19* 70

Commission expires 1-19-72 John L. Myers *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 .....

NOV23'70	CONV	18,900.00				
NOV23'70	S'TAX		A*	49.14		
NOV23'70	PB'FEE		A*	.50		
NOV23'70	W'DEED		A*	3.00	*	52.64

WARRANTY DEED

FROM

C. VERNON HENDERSON, ET UX

TO

JAMES A. McROBERTS, ET UX

A 97113

IDENTIF. REFERENCE

Nov 23 1 53 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