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FORM NO. WD-1

THOMAS, HALLIBURTON, BALLIN & FORTAS
ATTORNEYS AT LAW
SUITE 122 PARKWAY TOWERS
NASHVILLE, TENNESSEE 37219

This Instrument Prepare By:
THOMAS, HALLIBURTON, BALLIN & FORTAS
122 Parkway Towers, Nashville, Tennessee

STATE OF ~~TENNESSEE~~ TENNESSEE
COUNTY OF ~~DAVIDSON~~ DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $12,850

Harold L. Richesin
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16 DAY OF Nov 1970.

William P. Brandon
Notary Public

MY COMMISSION EXPIRES: Oct 30, 1973
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Hubert Holt, et ux (NAME)	UNITED MORTGAGEE SERVICING CORP (NAME)	Map 71-16
1321 Montgomery Avenue (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avneue (STREET ADDRESS)	Pc. 146
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Virginia Beach, Virginia 23451 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~WE~~, I, Mrs. Lilly S. Greene

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Hubert Holt, et ux, Betty Jane Holt

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 1 on the unrecorded map of Essex Place, described according to a survey made by Erle Drake, County Surveyor on July 24, 1928.
Lot No. 1 Fronts 50 ft. on the easterly side of Montgomery Street and runs back between parallel lines 150 feet on the southerly line and 150 feet on the northerly line with the southerly margin of crockett street to a dead line, being the same property conveyed to Grace Mansfield Anderson by Mrs. May E. Strupe by deed of record in Book 1031 page 287 Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Mrs. Lilly S. Greene by virtue of a Warranty Deed from Grace Mansfield Anderson and Husband M. V. Anderson recorded May 2, 1938 in Book 1082 Page 195, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1321 Montgomery Avenue, Nashville, Tennessee
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness ~~my~~ hand ~~this~~ 16 day of November, 1970

Mrs. Lilly S. Greene

STATE OF ~~TENNESSEE~~ Georgia
~~Davidson~~ County
Fulton

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Personally appeared before me, Alice D. Amason, a Notary Public in and for said County and State, the within named Mrs. Lilly S. Greene

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, ~~Tennessee~~, this 16 day of November 1970.

Commission expires Notary Public, Georgia, State at Large
My Commission Expires June 11, 1973

Alice D. Amason
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) acknowledged (themselves) (himself) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM

TO

A 97306

IDENTIF. REFERENCE

Nov 24 4:19 PM '70

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

This Instrument Prepared By:
THOMAS HAYES FORTAS
122 Parkway

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

NOV24'70	CONV	12,850.00			
NOV24'70	STAX		A*	33.28	
NOV24'70	PBEEE		A*	.50	
NOV24'70	MDEED		A*	3.00	* 36.78