WARRANTY DEED

BOOK 4486 PAGE 970

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Bernard L. Magdal	same	Map 118-1
(NAME)	(NAME)	Par. 28
1208 Cedar Lane	(STREET ADDRESS)	
(STREET ADDRESS OR ROUTE NUMBER) 37212		
Nashville, Tennessee		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

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.

We, James Smiley and wife, Lillian Smiley

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

Bernard L. Magdal and wife, Nelda M. Magdal

their ~~XXXX~~ (~~successors~~), *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 114 on the Plan of Victoria Place of record in Book 332, page 10, Register's Office for said County.

Said Lot No. 114 fronts 70 feet on the north side of Cedar Lane and extends back 189.8 feet on the westerly line and 194.2 feet on the easterly line to an alley in the rear on which it measures 69.9 feet.

Being the same property conveyed to James Smiley and wife, Lillian Smiley by deed from Virginia Wood Hutcheson of record in Book 4038, page 96, Register's Office for Davidson County, Tennessee.

This instrument was prepared by:
Robert L. Taylor, Attorney at Law
301 Stahlman Building
Nashville, Tennessee 37201

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 13,250.00

Subscribed and sworn to before me, this the 18th day of March 19 71

My commission expires: 2-1-75 (Affix Seal)

Affiant

Notary Public

unimproved ( )
This is 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

Bernard L. Magdal and wife, Nelda M. Magdal

their ~~XXXX~~ (~~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, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*

Bernard L. Magdal and wife, Nelda M. Magdal, their (~~successors~~), *heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 17 *day of* March, 1971, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

James Smiley

Lillian Smiley

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Robert L. Taylor, *a Notary Public in and for said County and State,* James Smiley and wife, Lillian Smiley, *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* 17 *day of* March, *19* 71.

Robert L. Taylor
Notary Public

Commission expires 2-1-75

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.....

MAR 18 71	CONV	13,250.00			
MAR 18 71	S'TAX		A*	34.32	
MAR 18 71	PR'FEE		A*	.50	
MAR 18 71	W'DEED		A*	3.00	* 37.82

WARRANTY DEED

FROM

JAMES SMILEY, ET UX

TO

BERNARD L. MAGDAL, ET UX

B 0.7 9 9 5

IDENTIF. REFERENCE

MAR 18 11 13 AM '71

FELIX [illegible] 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