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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $10,850.00

Archie Nicholson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24 DAY OF March, 1971.

Notary Public

MY COMMISSION EXPIRES: 2-4-75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Alan L. Saturn, 1822 Parkway Towers, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank O. Farrell (NAME)	J. I. Kislak Mtg. Corp. of FL (NAME)	Map 71-16-124
905 Crockett Street (STREET ADDRESS OR ROUTE NUMBER)	1101 Brickell Avenue (STREET ADDRESS)	Parcel 12DA 44260
Nashville, TN 37207 (CITY) (STATE) (P. O. ZIP)	Miami, FL 33131 (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, ARCHIE NEAL NICHOLSON and wife ANNIE MAI NICHOLSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO FRANK O. FARRELL, a single man,

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:

/resubdivision

Land in Davidson County, Tennessee, being Lot No. 23 on the map showing the/ of lots 27 thru 34 and 37 thru 49 in the Williams and Hayes Company's Belleview Plan, of record in Book 974, page 48, Register's Office for said County.

Said Lot No. 23 fronts 50.38 feet on the northerly side of Crockett Street and runs back on the westerly line 215.34 feet and on the easterly line 210.35 feet to a dead line on which it measures 50 feet.

Being the same property conveyed to Archie Neal Nicholson and wife Annie Mai Nicholson by Dual McHinley Tidwell and wife Mary Lillian Tidwell by deed of record in Book 3616, page 518, Register's Office for Davidson County, Tennessee.

Under and subject to restrictive covenants contained in an instrument of record in Book 1108, page 543, and Book 116, page 58, Register's Office for Davidson County, Tennessee.

This conveyance made subject to taxes for 1971 which have been pro-rated but not paid and assumed by the Grantees.

This is unimproved ( ) improved (X) property, known as 905 Crockett Street, Nashville, TN 37207
(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 our hand s this 24th day of March, 19 71

Archie Neal Nicholson
ARCHIE NEAL NICHOLSON

Annie Mai Nicholson
ANNIE MAI NICHOLSON

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Alan D. Saturn, a Notary Public in and for said County and State, the within named Archie Neal Nicholson and wife Annie Mai Nicholson,

the bargainors, 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 24th day of March 19 71

Commission expires 2-4-75

Alan D. Saturn
Notary Public Alan L. Saturn

STATE OF TENNESSEE
Davidson County

Before me, APR-1E CONV 10,850.00, a Notary Public within and for the State and County aforesaid, personally appeared APR-1E STAX A* 28.08 and APR-1E PR'FEE A* 3.00 * 50 * 31.58 with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) 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

ARCHIE NEAL NICHOLSON and wife

ANNIE MAI NICHOLSON

TO

FRANK O. FARRELL, a single man

MAIL TO:

Mr. Alan L. Saturn
Attorney at Law
1822 Parkway Towers
Nashville, TN 37219

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

B 0 9 5 5 9

IDENTIF. REFERENCE

Apr 1 2 01 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.