BOOK 1497 PAGE 160

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLDG.
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
James H. Rowlett (NAME)	Dobson & Johnson, Inc. (NAME)	Map 149
452 Rural Hill Road (STREET ADDRESS OR ROUTE NUMBER)	1109 J. C. Bradford Building (STREET ADDRESS)	Par. 38
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of $10.00 AND OTHER VALUABLE CONSIDERATION
TEN AND NO/100 *Dollars,*

Cash paid by James H. Rowlett and wife, Barbara A. Rowlett, and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, Robert L. Beck and wife, Mary M. Beck,

have this day bargained and sold, and do hereby transfer and convey unto the said
James H. Rowlett and wife, Barbara A. Rowlett,
their ~~XXXXX~~ *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 185 on the Plan of Edge-O-Lake Estates, Section 2, as of record in Book 3600, page 72, Register's Office for said County.

Said Lot fronts 80 feet on the southeasterly side of Rural Hill Road and extends back 145 feet on the northeasterly line and 160.16 feet on the southwesterly line which is a broken line, to a dead line and measures 43.51 feet thereon.

Being the same property conveyed to Robert L. Beck and wife, Mary M. Beck, by deed from Donald Ray Burdeaux and wife, as of record in Book 4257, page 681, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 21,950.00

Subscribed and sworn to before me, this the 22nd day of April 19 71

Affiant

My commission expires: 8/9/72 (Affix Seal)

Notary Public

This is unimproved ( ) 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
James H. Rowlett and wife, Barbara A. Rowlett,
their ~~XXXXX~~ *(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* James H. Rowlett and wife, Barbara A. Rowlett, their ~~XXXXX~~ *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 22nd *day of* April, 1971, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Robert L. Beck
Robert L. Beck

X Mary M. Beck
Mary M Beck

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Beverly Jo Womble, *a Notary Public in and for said County and State,* Robert L. Beck and wife, Mary M. Beck, *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* 22nd *day of* April, *19*71.

Beverly Jo Womble *Notary Public*

Commission expires 8/9/72

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 .....

APR28'71	CONV	21,950.00				
APR28'71	S'TAX		A*	56.94		
APR28'71	PR'FEE		A*	.50		
APR28'71	W'DEED		A*	3.00	*	60.44

WARRANTY DEED

FROM

Robert L. Beck, et ux

TO

James H. Rowlett, et ux

B 12651

IDENTIF. REFERENCE

APR 28 12 04 PM '71

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

Dobson & Johnson, Inc.