This Instrument Was Prepared By
REAU E. FOLK, JR., Attorney
329 Cleghorn Ave., Nashville, Tenn.

WARRANTY DEED
ATC 164011

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
131-1-6	Mrs. Marie M. Ullrich same as below	new owner
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
7DA-43705	3404 Hobbs Road	PROPERTY IS [XX] IMPROVED [ ] UNIMPROVED

BOOK 1515 PAGE 282

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF THE COUNTY REFERRED TO BELOW.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

BOB ALOU and wife, SUSAN H. ALOU,

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto MARIE M. ULLRICH,

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 35 on the Plan ofWallace Subdivision, Part 3, as of record in Book 1130, page 82.

Said Lot No. 35 fronts 100 feet on the nørtherly margin of Hobbs Road and extends back between parallel lines, 229.8 feet to a dead line in the rear.

Being the same property conveyed to Bob Alou and wife, Susan H. Alou, by deed from Joel T. Riggs and Earl W. Foster and wife, Kathleen Foster, as of record in Book 4419, page 135.

This conveyance is made subject to an easement for sanitary sewers and/or drainage conveyed to Metropolitan Government of record in Book 4147, page 369.

JUN28F	CONV	25,750.00			
JUN28FS'TAX			A*	66.82	
JUN28FPR'FEE			A*	.50	
JUN28F	W'DEED		A*	3.00	= 70.32

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., except for 1971 Metro Taxes, which have been prorated and assumed by the Buyer.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 19th day of June, 1971.

Susan H. Alou

Bob Alou

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 1515 PAGE 283

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Bob Alou and wife, Susan H. Alou, the 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, the 19th day of June, 19 71.

Reau E Folk Jr
Notary Public

My commission expires: July 23, 1974

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

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

_____
Notary Public

My commission expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 25,750.00

Susan H. Alou
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF June, 1971
MY COMMISSION EXPIRES: July 23, 1974. (AFFIX SEAL)

Reau E Folk Jr
Notary Public

WARRANTY DEED
REF:hs

FROM
BOB ALOU and wife

TO
MARIE M. ULLRICH

B 20776

IDENTIF. REFERENCE

JUN 28 3 08 PM '71

FELIX L. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

Folk Reau for C.R.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires:

_____
Notary Public