WARRANTY DEED

BOOK 4517 PAGE 209

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Mrs. Mae Rader (NAME)	Dobson & Johnson (NAME)	Map 104-14
2803 Westwood Avenue (STREET ADDRESS OR ROUTE NUMBER)	J. C. Bradford Building (STREET ADDRESS)	Par. 134
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 ($10.00) ---------- *Dollars,*

cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged and the assumption by the grantees of the unpaid balance of a note, secured by a Deed of Trust of record in Book 4123, page 68, Register's Office for Davidson County, Tennessee, payable to Dobson and Johnson, Inc.

WARNER R. REYNOLDS and wife, MARY LOU REYNOLDS

have this day bargained and sold, and do hereby transfer and convey unto the said MRS. MAE RADER

his *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the westerly 50' feet of the easterly 100 feet of the northerly 140 feet of Lot No. 25 on the Plan of Belair, as of record in Book 332, page 6, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 25 fronts 50 feet on the southerly side of Westwood Avenue and runs back between parallel lines 140 feet to a dead line.

Being the same property conveyed to Warner R. Reynolds and wife, Mary Lou Reynolds by deed from Neil Smith of record in Book 4123, page 68, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 17,820.00

Subscribed and sworn to before me, this the 1st day of July 19 71

Affiant Mrs. Mae M Rader

My commission expires: 4-30-73 (Affix Seal)

Notary Public Gail Pigg

This is improved ( ) unimproved (X) property, known as 2803 Westwood Avenue Nashville, Tennessee
(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

MRS. MAE RADER

(successors), heirs and assigns forever. my *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* , except as herein above set forth.

I *further covenant and bind* myself my *heirs and representatives, to warrant and forever defend the title to said real estate to said* MRS. MAE RADER

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 1st *day of* July, 19 71 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Warner R. Reynolds
WARNER R. REYNOLDS

Mary Lou Reynolds
MARY LOU REYNOLDS

This Deed Prepared by: Gail P. Pigg, Attorney
916 J. C. Bradford Building
Nashville, Tennessee

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Gail Pigg, *a Notary Public in and for said County and State,* WARNER R. REYNOLDS and wife, MARY LOU REYNOLDS, *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, Davidson County, *Tennessee, this* 12 *day of* July, *19* 71

Gail Pigg *Notary Public*

Commission expires 4-30-73

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 .....

WARRANTY DEED

FROM

WARNER R. REYNOLDS, ET UX

TO

MRS. MAE FADER

JUL-6 71 CONV 17,850.00
JUL-6 71 S'TAX A* 46.28
JUL-6 71 PR'FEE A* .50
JUL-6 71 W'DEED A* 4.00 * 50.78

B 21664

IDENTIF. REFERENCE

JUL 6 3 13 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

File: Gail P. Pigg, Attorney
916 J. C. Bradford Building
Nashville, Tennessee