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This Instrument Was Prepared By
Conway W. Pedigo (WS)
Of The Law Firm Pedigo & Saindon
Stahlman Building; Nashville, Tennessee

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Edmond Notebaert et ux. (NAME)	Fidelity Federal Savings & Loan Assn. (NAME)	Map. 146-13
945 Forest Acres Court (STREET ADDRESS OR ROUTE NUMBER)	4th & Union (STREET ADDRESS)	Par. 4
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	Pur

For and in Consideration of the sum of Ten and no/100 ---------- ($10.00) ---------- *DOLLARS*

cash in hand paid by Edmond Notebaert and wife, Ann Notebaert, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Edmond Notebaert and wife have assumed and agree to pay the unpaid balance of an original indebtedness of $36,000.00 secured by deed of trust of record in book 4247, page 652, Register's Office for Davidson County, Tennessee,

JUL26F	CONV	57,500.00			
JUL26FS'TAX			A*	149.50	
JUL26FPR'FEE			A*	.50	
JUL26F	W'DEED		A*	6.00	* 156.00

We, WALTER DENHAM and wife, ANN DENHAM,

have bargained and sold, and by these presents do transfer and convey unto the said EDMOND NOTEBAERT and wife, ANN NOTEBAERT, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Land in the 16th Civil District of Davidson County, Tennessee, being lot No. 3 on the plan of Forest Acres Subdivision, Section Five, as of record in book 3106, page 122, Register's Office for said County, described as follows:
Beginning at a point in the westerly margin of the turnaround at the terminus of Forest Acres Court at the common corner of said lot No. 3 and lot No. 11 on the plan of Forest Acres Subdivision, Section IV, as of record in book 2331, page 156, said Register's Office; thence with the line between said lots Nos. 3 and 11, south 76° 23' 50" west 366.75 feet to a center punched railroad rail in the easterly line of the L. & N. Railroad property, being the Radnor Lake Water Shed; thence with the easterly line of said L. & N. Railroad property north 0° 59' 30" east 194 feet to the southwest corner of lot No. 3 on said plan of Forest Acres Subdivision, Section Five; thence with the line between said lots Nos. 2 and 3 and continuing with the line between lot No. 1 on said plan of Forest Acres, Section Five, north 68° 25' east, in all 344.15 feet to a point in the westerly line of lot No. 12 on said plan of Forest Acres Subdivision, Section IV; thence with the line between said lots Nos. 3 and 12, south 11° 16' 25" east 200 feet to the northerly margin of said turnaround; thence with the northwesterly margin of said turnaround along a curve to the left, southwesterly 40 feet to the beginning, containing 1.75 acres.
Being the same property conveyed to Walter Denham and wife, Ann Denham, by deed from Charles E. Hargett and wife, of record in book 4247, page 650, said Register's Office.

NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 57,500.00

Subscribed and sworn to before me, this the 23rd day of July 19 71

Affiant

My commission expires: June 6, 1972 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 945 Forest Acres Court, Nashville, Tennessee
(House Number) (Street) P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Edmond Notebaert and wife, Ann Notebaert, their *heirs and assigns, forever.*

And We *do covenant with the said* Edmond Notebaert and wife, Ann Notebaert, *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.*, except by deed of trust as above set out.

And We, Walter Denham and wife, Ann Denham, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Edmond Notebaert and wife, Ann Notebaert, their *heirs and assigns against the lawful claims of all persons whomsoever. Witness* our *hand* s *this* 21st *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.*

X Walter F. Denham
Walter Denham

Ann F. Denham
Ann Denham

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Mary Emery, a Notary Public in and for said County and State, the within named Ann Denham, one of

the bargainors, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 22nd day of July, 19 71.

Mary Emery, Notary Public.

Commission Expires June 6, 1972.

Use this

STATE OF CALIFORNIA
COUNTY OF Los Angeles

Personally appeared before me, , a Notary Public in and for said County and State, the within named Walter Denham, one of

the bargainors, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Clairemont, California, this 21st day of July, 19 71.

OFFICIAL SEAL
GAIL P. LOOMIS
NOTARY PUBLIC — CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Expires Jan. 4, 1975

Gail P. Loomis, Notary Public.

Commission Expires

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 as .

B2423 IDENTIFICATION REFERENCE JUL 26 10 23 AM '71 FEE $ REGISTER DAVIDSON COUNTY TENN.

Witness my hand and seal, at office in , this day of , 19 .

Notary Public

Commission Expires .