This Instrument Was Prepared By
Robert L. Folk, Jr., Attorney
Suite 1000, 3rd Avenue, North
Nashville, Tenn.

WARRANTY DEED

BOOK 4526 PAGE 229

ROBERT L. FOLK, JR. FORM

ATC-165154

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
104-16-159	Mr/Mrs F. W. Von Colln same as below	Home Federal Savings & Loan L & C Tower Nashville, Tennessee 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
24W-09925	1712 West Linden Avenue	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

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,

AUG-4Ξ	CONV	24,900.00			
AUG-4ΞS'TAX			A*	64.74	
AUG-4ΞPR'FEE			A*	.50	
AUG-4Ξ	WDEED		A*	4.00	* 69.24

ERNEST T. HUDSON and wife, CORRINE M. HUDSON hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto FREDERICK W. VON COLLN and wife, TONI P. VON COLLN

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 the easterly 62.0 feet of Lot No. 161 on the Plan of Belmont Land Company's Lots called Belmont Heights, as of record in Book 421 page 34.

Said part of Lot No. 161 fronts 62.0 feet on the northerly margin of Linden Avenue and extends back between parallel lines, along the westerly margin of Oakland Avenue, 175 feet to a 15 foot alley.

Being the same property conveyed to Ernest T. Hudson and wife, Corrine M. Hudson, by deed from Robert L. Hudson and wife, Grace C. Hudson, as of record in Book 3499, page 549.

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 Taxes which have been prorated and assumed by the Buyers.

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 30th day of July, 1971.

Ernest T. Hudson

Corrine M. Hudson

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 1526 PAGE 230

Before me, Reau E. Folk, Jr., a Notary Public in and for the State and County aforesaid, personally appeared the within named Ernest T. Hudson and wife, Corrine M. Hudson 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 30th day of July, 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____.

My commission expires: _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 24,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF July 1971

MY COMMISSION EXPIRES: July 23, 1974. (AFFIX SEAL)

Notary Public

WARRANTY DEED
REF: mas

FROM
ERNEST T. HUDSON AND WIFE

TO
FREDERICK W. VON COLLN
AND WIFE

B 25614

IDENTIF. REFERENCE

AUG 4 2 25 PM '71

FELIX E. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

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

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