B 25829

IDENTIF. REFERENCE

AUG 6 11 59 AM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

BOOK 4526 PAGE 735 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 17,450.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF July, 1971.

Notary Public

MY COMMISSION EXPIRES: 12-12-72

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Percy Wilkins, Jr., Attorney, 112 Stahlman Bldg., Nashville, Tenn.
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Charles V. Treanor (NAME) | Noel-Palmer Mortgage Company, Inc. (NAME) | |
| 904 Beechmont Place (STREET ADDRESS OR ROUTE NUMBER) | 402 Stahlman Bldg. (STREET ADDRESS) | 15DA 51415 |
| Nashville, Tenn. (CITY) (STATE) (P. O. ZIP) | Nashville, Tennessee (CITY) (STATE) (ZIP) | 83-7-267 |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, ELOISE FOSTER KITTRELL AND LOUISE FOSTER STUART (formerly LOUISE STEPHENS FOSTER)

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO CHARLES V. TREANOR AND WIFE, MARGARET H. TREANOR

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

LAND in DavidsonCounty, Tennessee, being Lot No. 22 on the Plan of Roselawn, as of record in Book 2133, page 1, Register's Office for said County.

SAID Lot 22 fronts 95 feet on the westerly side of Beechmont Place and runs back on the northerly line 176.7 feet and on the southerly line 183.8 feet to a dead line on which it measures 30 feet.

BEING the same property conveyed to Eloise Foster Kittrell, subject to the reservation of a life estate in favor of Louise Stephens Foster, now Louise Foster Stuart, by deed from said life tenant, of record in Book 2591, page 561, Register's Office for Davidson County, Tennessee.

| | | | | | |
|---|---|---|---|---|---|
| AUG-6 | CONV | 17,450.00 | | | |
| AUG-6 | STAX | | A* | 45.24 | |
| AUG-6 | PRFEE | | A* | .50 | |
| AUG-6 | WDEED | | A* | 4.00 | * 49.74 |

This is (X) unimproved ( ) improved property, known as 904 Beechmont Place, Nashville, Tenn.
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 16th day of July, 1971

Eloise Foster Kittrell
Eloise Foster Kittrell

Louise Foster Stuart
Louise Foster Stuart

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Eloise Foster Kittrell and Louise Foster Stuart

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 16th day of July 19 71

Commission expires 12-12-72

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__

My commission expires _____

Notary Public

WARRANTY DEED

FROM

ELOISE FOSTER KITTRELL AND

LOUISE FOSTER STUART

TO

CHARLES V. TREANOR ET UX

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

ROBERT WILLIAMS JR.
ATTORNEY AT LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201

Box 8

CROSS REFERENCE

552558