BOOK 4527 PAGE 189

WARRANTY DEED

THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLDG.
NASHVILLE, TENNESSEE 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Charles E. Cardwell, etux (NAME)	Dobson & Johnson, Inc. (NAME)	Map 160-3
5335 Anchorage Drive (STREET ADDRESS OR ROUTE NUMBER)	1109 J. C. Bradford Building (STREET ADDRESS)	Par. 76
Nashville, Tennessee 37220 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37219 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------$10.00----------

----------TEN AND NO/100----------*Dollars,*

Cash paid by Charles E. Cardwell and wife, Marie Cardwell and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the above said Charles E. Cardwell and wife, Marid Cardwell of the unpaid principal balance of a Note in the original amount of $24,950.00, secured by a Deed of Trust to Albert Wm. Johnson, Trustee, dated February 10, 1969, recorded February 10, 1969 in Book 4311, page 647, Register's Office for Davidson County, Tennessee,

We, Frank Richard Cleveland and wife, Nancy Sue Cleveland

have this day bargained and sold, and do hereby transfer and convey unto the said

Charles E. Cardwell and wife, Marie Cardwell

their *(successors), heirs and assigns,*

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

Land in Davidson County, Tennessee, being Lot No. 298 in Haileywood Estates, Section 8-A as of record in Book 2854, page 82, Register's Office for said County.

Said Lot No. 298 fronts 148 feet on the northeasterly side of Anchorage Drive and extends back 258.7 feet on the northwesterly line and 264.1 feet on the southeasterly line to a line in the rear on which it measures 22.5 feet.

Being the same property conveyed to Frank Richard Cleveland and wife, Nancy Sue Cleveland by deed from Denver H. Andrews and wife, Patricia Ann Andrews of record in Book 4459, page 520, Register's Office for said County.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 28,348.17

Affiant

Subscribed and sworn to before me, this the 6th day of August 19 71

Notary Public

My commission expires: 10/26/74 (Affix Seal)

This is { unimproved ( ) / improved ( ) } property, known as ..... (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

Charles E. Cardwell and wife, Marie Cardwell

their *(successors),*

heirs and assigns forever. we *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

we *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Charles E. Cardwell and wife, Marie Cardwell their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* S *this* 6th *day of* August, 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 Frank Richard Cleveland

X Nancy Sue Cleveland

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Barbara Ferguson *a Notary Public in and for said County and State,* Frank Richard Cleveland and wife, Nancy Sue Cleveland

the within named bargainor, 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* 6th *day of* August, *19* 71

Barbara Ferguson *Notary Public*

Commission expires 10/26/74

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

Frank Richard Cleveland, etux

TO

Charles E. Cardwell, etux

B 26033

IDENTIF. REFERENCE

AUG 9 12 03 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

AUG-71 CONV 28,348.17
AUG-71 STAX A* 73.58
AUG-71 PRFEE A* .50
AUG-71 WDEED A* 4.00 * 78.08

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Dobson & Johnson, Inc.