BOOK 4517 PAGE 945

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Curtis Newman, Jr. et ux (NAME)	J. I. Kislak Mortgage, Cor. (NAME)	Map 118-14
3504 Robin Road (STREET ADDRESS OR ROUTE NUMBER)	2509 West End Avenue (STREET ADDRESS)	Par. 48
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	OH 07210

For and in Consideration of the sum of Ten and no/100 ($10.00) ---------- *DOLLARS* and other good and valuable consideration, the receipt of which is hereby acknowledged.

Harriet M. Nunnelly and John D. Malone *have bargained and sold, and by these presents do transfer and convey unto the said* CURTIS NEWMAN, JR. and wife, VIRGINIA K. NEWMAN their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

BEING Lot No. 79 on the Map of Woodmont Boulevard section of Marengo Park, of record in Book 1130, page 2, Register's Office for said County.

SAID Lot No. 79 fronts 75 feet on the northeasterly side of Underwood Avenue and runs back between lines 175.1 feet on the northerly line and 175.2 feet on the southerly line to a dead line and measures 75 feet thereon.

Title to said land having been vested in John Davis Malone and Harriet Ann Malone Nunnelly formerly Harriet Ann Malone by devise under the will of Virginia F. Malone, deceased, of record in Will Book 100, page 449, Office of the Probate Court Clerk, Davidson County, Tennessee. Harriet M. Nunnelly and John D. Malone are the same persons as the undersigned Harriett Ann Malone Nunnelly and John David Malone.

SAID property is conveyed subject to reservation for an easement along the rear 10 feet and along the south 19 feet of the premises for public utilities; also, a building set-back line of 35 feet from Underwood Avenue; all as shown on the plan of record in Book 1130, page 2, said Register's Office.

SAID property is also conveyed subject to restrictive covenants contained in an instrument executed by James E. Caldwell & Company, of record in Book 1113, page 296, Register's Office Davidson County, Tennessee, to which reference is hereby made.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $19,000.00

Subscribed and sworn to before me, this the 26th. day of October, 19 71

Curtis Newman Jr. — Affiant

My commission expires: 12-12-72 (Affix Seal)

Notary Public

This instrument prepared by: Gail Pigg, Attorney
916 J. C. Bradford Building
Nashville, Tennessee 37219

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T
IDENTIF. REFERENCE

OCT 26 3 15 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

OCT 26 71	CONV	19,000.00				
OCT 26 71	S TAX		A*	49.40		
OCT 26 71	PR FEE		A*	.50		
OCT 26 71	W DEED		A*	6.00	*	55.90

unimproved ( )
This is improved (X) property, known as 3504 Robin Road (House Number) (Street) Oak Hill 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 CURTIS NEWMAN, JR. and wife, VIRGINIA K. NEWMAN *their heirs and assigns, forever.*

And we *do covenant with the said* CURTIS NEWMAN, JR. and wife, VIRGINIA K. NEWMAN *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.*

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* CURTIS NEWMAN, JR. and wife, VIRGINIA K. NEWMAN *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hands this* 26th *day of* October, *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.*

Harriet Ann Malone Nunnelly
John Davis Malone

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Gail Pegg, a Notary Public in and for said County and State, the within named HARRIET M. NUNNELLY and JOHN D. MALONE

the bargainors, 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 26th day of October, 19 71.

Gail Pegg, Notary Public.

Commission Expires 4-30-73

STATE OF
COUNTY OF

Personally appeared before me, ..., a Notary Public in and for said County and State, the within named .....

the bargainor....., 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 ..... day of ....., 19.....

....., 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 ..... self as .....

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

.....
Notary Public

Commission Expires .....