WARRANTY DEED

BOOK 4571 PAGE 810

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Julian Phillips et ux, Sarah Phillips	Lomas and Nettleton	Map 133-14
(NAME) 4709 Alabama Ave.	(NAME) P. O. Box 926	Par. 16
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Virginia Beach, Virginia	6D25070
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)----------
---------- Dollars,
and other good and valuable consideration, receipt of which is hereby acknowledged, and the assumption by the grantees of the unpaid balance of a note, secured by a Deed of Trust of record in Book 4437, page 625, Register's Office for Davidson County, Tennessee, payable to United Mortgagee Servicing Corporation.

THOMAS L. NOLLER, JR. and wife,
JANET S. NOLLNER

have this day bargained and sold, and do hereby transfer and convey unto the said JULIAN PHILLIPS and wife, SARAH PHILLIPS

their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

LAND in the Sixth Civil District of Davidson County, Tennessee, being Lot No. 75, on the Plan of Abbay Hall, Section 1, of record in Book 2331, Page 18, Register's Office of said County.

SAID Lot No. 75 fronts 111.3 feet on the Westerly side of Abbay Drive and runs back 120.9 feet on the northerly line and 125 feet on the southerly line to a dead line in the rear, which is a broken line, measuring a total of 153.9 feet.

BEING the same property conveyed to Janet S. Nollner by deed from Charles W. Clark and wife, Sue B. Clark of record in Book 4564, page 722, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 1

Subscribed and sworn to before me, this the 25th day of January, 1972

Affiant

My commission expires: 1-30-72
(Affix Seal)

Notary Public

This is unimproved / improved property, known as Lot No. 75, Abbay Drive, Nashville
(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 JULIAN PHILLIPS and wife, SARAH PHILLIPS their (successors), heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said JULIAN PHILLIPS and wife, SARAH PHILLIPS their (successors), heirs and assigns, against the lawful claims of all persons.

Witness my hand this 25th day of January, 1972, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Janet S. Nollner

Thomas L. Noller, Jr.

THIS INSTRUMENT WAS PREPARED BY
GAIL P. PIGG, ATTORNEY
916 J. C. BRADFORD BLDG.
NASHVILLE, TENN. 37219

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Janice M. Smith, *a Notary Public in and for said County and State,* Janet S. Nollner and Thomas L. Noller, Jr. ,

*the within named bargainor*s*, 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* 25th *day of* January, *19*72.

Janice M. Smith *Notary Public*

Commission expires 11-19-75

NOTARY PUBLIC DAVIDSON COUNTY

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 .....

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $19,970.72. Affiant Janice Hall

Subscribed and sworn to before me this 25th day of January 1972

Deputy Register C. W. Stevens

JAN25[72]	CONV	19,970.72			
JAN25[72]	S'TAX		A*	52.00	
JAN25[72]	PR'FEE		A*	.50	
JAN25[72]	W'DEED		A*	4.00	* 56.50

WARRANTY DEED

FROM
Thomas L. Noller, Jr. and wife,
Janet S. Nollner
TO
Julian Phillips, et ux

B 4 6 2 1 3

IDENTIF. REFERENCE

JAN 25 11 29 AM '72

REGISTER'S OFFICE
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

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

Mail Julian Phillips
Belmont College
Nash Tenn 37203