THIS INSTRUMENT WAS PREPARED BY: Thomas C. Binkley, Attorney at Law
300 James Robertson Parkway, Nash., Tenn.37201

WARRANTY DEED mail-

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO BOOK 4819 PAGE 238	MAP PARCEL NUMBERS
U & I Land, Inc., a corp. (NAME)	SAME (NAME)	71-11
530 East Iris Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 191
Nashville, Tenn. 37204 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten thousand five hundred and 00/100 ($10,500) Dollars, cash in hand paid and other good and valuable consideration received from the hereinafter named grantees, including agreement by the said grantees to assume and pay the balance owing on the promissory note secured by lien on the property herein conveyed and described in the Deed of Trust executed by William O. Patton, Jr. and wife, Eva Ruth Patton, to M. N. Young, Trustee, as of record in Book 4239, Page 888, Register's Office for Davidson County, Tennessee; we,

William O. Patton, Jr. and wife, Eva Ruth Patton

have this day bargained and sold, and do hereby transfer and convey unto the said grantees, U & I Land, Inc., a corporation, its (successors) and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being the westerly 1/2 of Lot 40 and the easterly 1/2 of Lot 51 on the Plan of Trinity Heights, as of record in Book 161, Page 38, Register's Office for said County.

Said parts of lots adjoin and front together 100 feet on the northerly side of Gatewood Avenue, and run back between parallel lines, 150 feet to an alley.

Being the same property conveyed to William O. Patton, Jr. and wife, Eva Ruth Patton, by deed from David Lipscomb College Foundation, a Tennessee corporation, Trustee, of record in Book 4239, Page 885, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is 10,500.00

Subscribed and sworn to before me, this the 24th day of May 19 74

Affiant C. Douglas Barron

My commission expires: 23 July 1977 (Affix Seal)

Notary Public Thomas C. Binkley

This is unimproved ( ) improved (X) property, known as 313 (House Number) Gatewood Avenue (Street) Nashville, Tennessee (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 grantees, U & I Land, Inc., a corporation, its (successors), 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 except as above stated.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said grantees, U & I Land, Inc., a corporation, its (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 24th day of May, 19 74 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

William O. Patton, Jr. — Eva Ruth Patton

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Michael H. Clark, a Notary Public in and for said County and State, William O. Patton, Jr. and wife, Eva Ruth Patton

the within named 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, Davidson County, Tennessee, this 24 day of May, 19 74.

Michael H. Clark Notary Public

Commission expires 2/28/76

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.....

MAY28??	CONV	10,500.00				
MAY28??	S'TAX		A*	27.30		
MAY28??	PR'FEE		A*	.50		
MAY28??	W'DEED		A*	4.00	*	31.80

WARRANTY DEED

FROM
William O. Patton, Jr., et ux
TO
U & I Land, Inc., a corporation

C 56084

T
IDENTIF. REFERENCE

MAY 28 12 27 PM '74

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