This instrument prepared by Thomas O. H. Smith, Jr., Attorney, 1128 J. C. Bradford Building, Nashville, Tennessee, 37219.

WARRANTY DEED

BOOK 4822 PAGE 24

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Robert R. Rowland, et ux	Dobson & Johnson, Inc	33-14-20
(NAME) 511 Cunniff Court	(NAME) 311 Plus Park Blvd.	
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tenn	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

----------($10.00)----------

FOR AND IN CONSIDERATION of the sum of

----------Ten and No/100----------

Dollars,

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged including the assumption of a first mortgage loan with Dobson & Johnson in the approximate amount of $17,582.72

We, Timothy J. Villiger and wife, Nyla J. Villiger

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

Robert R. Rowland and wife, Naomi Rowland

their

(successors), heirs and assigns,

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

Land in Davidson County, Tennessee, being Lot No. 49 on the Plan of Pleasant Hill, as of record in Book 2900, page 69, Register's Office for said County.

Said Lot No. 49 fronts 36.94 feet on the northwesterly terminus of Cunniff Court and runs back 253.6 feet on the southwesterly line and 360.8 feet on the easterly line to a dead line in the rear on which it measures 276.5 feet.

Being the same property conveyed to Timothy J. Villiger and wife, Nyla J. Villiger by deed from William Baker Jack and wife, Barbara H. Jack of record in Book 3851, page 442, 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 $ 47,500.00

Subscribed and sworn to before me, this the 30 day of May 19 74

Affiant Robert R. Rowland

My commission expires: 2/8/78 (Affix Seal)

Notary Public Dale W. Ellis

This is unimproved ( ) improved (X) property, known as 511 Cunniff Court, Nashville, Tennessee (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

Robert R. Rowland and wife, Naomi Rowland

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.* except for Deed of Trust of record in Book 3857, page 769, RODCT.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Robert R. Rowland and wife, Naomi Rowland

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hand s this 30th day of May, 19 74 *the corporate party, if any, having caused its name to be signed hereto by its duly authorised officers on said day and date.*

× Timothy J. Villiger

× Nyla J. Villiger

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Timothy J. Villiger and wife, Nyla J. Villiger a Notary Public in and for said County and State,

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 Tennessee this 30 day of May 74

Notary Public

Commission expires 2/8/78

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....., 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.....

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
NASHVILLE, TENN.
223777

WARRANTY DEED

FROM

Timothy J. Villiger, et ux

TO

Robert R. Rowland, et ux

C 5 7 4 0 2

IDENTIF. REFERENCE

JUN 5 10 13 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JUN-5-74	CONV	47,500.00			
JUN-5-74	S'TAX		A*	123.50	
JUN-5-74	PR'FEE		A*	.50	
JUN-5-74	W'DEED		A*	4.00	* 128.00

Compliments of

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