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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $20,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF July, 1975

Notary Public

MY COMMISSION EXPIRES: 4/7/78

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Levine & Rosenblum, Attorneys, 18th Floor - Life & Casualty Tower, Nashville, TN. 37219

NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| William Patrick Sinclair et ux, Karen | SAME | 103-12 51 |
| (NAME) | (NAME) | |
| 226 Cherokee Road | SAME | |
| (STREET ADDRESS OR ROUTE NUMBER) | (STREET ADDRESS) | |
| Nashville, TN. 37205 | SAME | |
| (CITY) (STATE) (P. O. ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Mary Agnes Noonan Miller and Mary Anna Kleiser Quick

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William Patrick Sinclair et ux, Karen Jane Timmerman Sinclair

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 44 of Block "I" on the map of Cherokee Park, Third Section, as of record in Book 843, Pages 2 and 3, Register's Office for said County.

Said Lot No. 44 fronts 60 feet on the easterly side of Cherokee Road and runs back between lines 133.62 feet on the north line and 133.83 feet on the south line to a dead line in the rear on which it measures 60 feet.

A one-half undivided interest in premises was inherited by Mary Agnes Noonan, as the only heir-at-law of Mary Kleiser Noonan, deceased, and a one-half undivided interest in premises was devised to Mary Agnes Noonan Miller and Mary Anna Kleiser Quick by will of Nora Kleiser, deceased, of record in Will Book 111, Page 543, Probate Court for said County.

This is unimproved ( ) improved (X) property, known as 226 Cherokee Road, Nashville, Tennessee 37205
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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, unless otherwise herein set out; 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 GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 16 day of July, 19 75

Mary Agnes Noonan Miller

Mary Anna Kleiser Quick

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

STATE OF California
Los Angeles County

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Personally appeared before me, Stanley R. Gust, a Notary Public in and for said County and State, the within named Mary Agnes Noonan Miller

the bargainor, 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 Los Angeles, California this 16th day of July 1975

Commission expires Oct. 19, 1977

OFFICIAL SEAL
STANLEY R. GUST
NOTARY PUBLIC-CALIFORNIA
LOS ANGELES COUNTY
My Commission Expires Oct. 19, 1977

Stanley R. Gust
Notary Public

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Richard Quick, a Notary Public in and for said County and State, the within named Mary Anna Kleiser Quick

the bargainor, 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 18th day of July 19 75.

Commission expires Jan. 29, 1977

Richard Quick
Notary Public

WARRANTY DEED

FROM
Mary Agnes Noonan Miller &
Mary Anna Kleiser Quick

TO
William Patrick Sinclair et ux,
Karen Jane Timmerman Sinclair

D 0 8 4 3 5

IDENTIF. REFERENCE

JUL 25 3 51 PM '75

FELIX A. HILLSMAN REGISTER
DAVIDSON COUNTY, TENN.

| | | | | | |
|---|---|---|---|---|---|
| JUL 25 75 | CONV | 20,000.00 | | | |
| JUL 25 75 | S'TAX | | A* | 52.00 | |
| JUL 25 75 | PR'FEE | | A* | .50 | |
| JUL 25 75 | W'DEED | | A* | 4.00 | * 56.50 |

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Please return by mail to
Bill Sinclair
226 Cherokee Rd
Nashville TN
37205.