PREPARED BY:

Thomas F. Hollingsworth
Attorney at Law
1601 Parkway Towers
Nashville, TN 37219
(615) 259-9725

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OF VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $88,000.00.

James A. Kirtland
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 15th DAY OF August 19 90.

Kim Eldridge
Notary Public

MY COMMISSION EXPIRES: 1-9-91
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

WARRANTY DEED

ADDRESS NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NOS.
James A. Kirtland		Map 103-04
813 Brook Hollow Rd.	SAME	Par 361
Nashville, TN 37205		25W 04787

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, AILEEN A. ROLAND, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO, JAMES A. KIRTLAND, HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS:

> Being the westerly half of Lot No. 65 on the Plan of West End Annex, and of record in Book 332, Page 61, Register's Office for said county.
>
> Said part of Lot No. 65 fronts 158.3 feet on 42nd Avenue North and runs back between parallel lines a distance of 50 feet to a dead line measuring 158.3 feet thereon.
>
> Being the same property conveyed to Robert Elroy Roland and wife, Aileen A. Roland, by deed from Harvey A. Reynolds and wife, Rachel Reynolds, of record in Book 2801, page 627, Register's Office for Davidson County, Tennessee. The said Robert Elroy Roland having since died. Aileen A. Roland, Mrs. R. E. Roland, and Aileen Ackerman Roland, being the same person.

The land herein described is improved property, commonly known as 4114 Nebraska Avenue, Nashville, TN 37209.

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. Whenever 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 hands this 15th day of August, 1990.

Aileen A. Roland

AILEEN A. ROLAND, GRANTOR

BY: Marie R. Waggoner

MARIE R. WAGGONER,
ATTORNEY IN FACT

BY: Robert L. Roland

ROBERT L. ROLAND,
ATTORNEY IN FACT

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a notary public in and for said County and State, the within named, MARIE R. WAGGONER and ROBERT L. ROLAND, Attorneys in Fact for the said AILEEN A. ROLAND, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that Aileen A. Roland, Mrs. R. E. Roland, and Aileen Ackerman Roland, are the same person. Witness my hand and official seal at Nashville, Tennessee, this 15th day of August, 1990.

Kim Eldridge

NOTARY PUBLIC

MY COMMISSION EXPIRES:
1-9-91

49693

IDENTIFICATION REFERENCE

AUG 15 3 46 PM '90

0257 08/15 0101 03CHECK 297.40

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 8175 PAGE 412

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 88000.00
				CON TX 290.40
				PRFEE 1.00
				MDEED 6.00
				TOTAL 297.40
				CHECK 297.40
08/15/90	01		15:47 0001	0257

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

49693

IDENTIFICATION REFERENCE

AUG 15 3 46 PM '90

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 346684