BK 3464

For and in consideration of the sum of ---------- *DOLLARS*
- - - - - - - - - - - - Ten & 00/100 -
and other good and valuable considerations paid by Clarence O. Gregory and wife, Nannie M. Gregory, the receipt of which is hereby acknowledged,

We, Fannie Mai Ralston Uselton, Thomas Aaron Ralston, Susie Averla Ralston Wood and William Grady Ralston,
have bargained and sold, and by these presents do transfer and convey unto the said
Clarence O. Gregory and wife, Nannie M. Gregory, their
heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being the easterly half of Lot No. 17 and the westerly half of Lot No. 19 on the map of the Kinnaird and Bransford Subdivision, as of record in Book 57, page 121, Register's Office for said County.
Said easterly half of Lot No. 17 and the westerly half of Lot No. 19 front together 50 feet on the northerly side of Russell Street, and run back between parallel lines 170 feet to an alley. Being the real property conveyed to James A. Ralston and wife, Mary Maggie Ralston, by deed from J. M. Robertson, dated December 1, 1911, filed December 6, 1911, and recorded in Book 1191, page 466, said Register's Office, the said James A. Ralston and wife, Mary Maggie Ralston having since died leaving Fannie Mai Ralston Uselton, Thomas Aaron Ralston, Susie Averla Ralston Wood and William Grady Ralston as their only heirs-at-law.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Clarence O. Gregory and wife, Nannie M. Gregory, their *heirs and assigns, forever.*

And we *do covenant with the said* Clarence O. Gregory and wife, Nannie M. Gregory *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.*

And we, Fannie Mai Ralston Uselton, Thomas Aaron Ralston, Susie Averla Ralston Wood and William Grady Ralston, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Clarence O. Gregory and wife, Nannie M. Gregory, their *heirs and assigns against the lawful claims of all persons, whomsoever.*
Witness our *hands* this 30th *day of* November *19*02*, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Fannie Mai Ralston Uselton Susie Averla Ralston Wood
Thomas Aaron Ralston William Grady Ralston

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Thos. W. Mitchell *a Notary Public in and for said County and State,* Fannie Mai Ralston Uselton, Thomas Aaron Ralston, Susie Averla Ralston Wood and William Grady Ralston,

the within named bargainor S, 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 30th *day of* November *19*02*.

Commission expires X-22-63 Thos. W. Mitchell *Notary Public*

WARRANTY DEED
FROM
Fannie Mai Ralston, et al
TO
Clarence O. Gregory, et ux

REGISTER'S OFFICE
STATE OF TENNESSEE
DAVIDSON COUNTY
Received for record 30 day of Nov A.D. 1902 at 11 o'clock A. M.
Noted in Book 1063 Page 227
Recorded in Book [illegible] Page [illegible]
Recording Fee $2.00
[illegible] Register
[illegible] Deputy Reg.

Compliments of
Guaranty Title Company
NASHVILLE, TENNESSEE

BK 3464

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