WARRANTY DEED

BOOK 3940 PAGE 818

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles A. Martin, Jr.	Charles A. Martin, Jr.	3D-46954
(NAME:) Stones River Court	(NAME:) 2517 Stones River Court	MAP 73-16
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	Par 70
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	MS

For and in Consideration of the sum of Ten and No/100 ($10.00) *DOLLARS* cash in hand paid by Charles A. Martin, Jr. and wife, Thelma M. Martin, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

GREGORY HOMES, INC., a corporation organized and existing under the laws of the State of Tennessee, has ~~bargained~~ *bargained and sold, and by these presents do transfer and convey unto the said* Charles A. Martin, Jr. and wife, Thelma M. Martin, their *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being lot No. 3 on the plan of Two Rivers, as of record in book 3600, page 65, Register's Office for said County.
Said lot No. 3 fronts 110 feet on the southwesterly side of Stones River Court and extends back 299.2 feet on the northwesterly line and 273.6 feet on the southeasterly line, to a dead line, measuring 113 feet thereon.
Being part of the real property conveyed to Gregory Homes, Inc. by deed from C. J. Sain and wife, of record in book 3810, page 752, said Register's Office.

This conveyance is made subject to 10-foot public utility and drainage easement along rear line of premises, 40-foot building setback line from Stones River Court and conditions of owners certificate, as shown on plan of record in book 3600, page 65, Register's Office for Davidson County, Tennessee, and to restrictive covenants contained in an instrument of record in book 3793, page 125, Register's Office for said County.

This is ( ) unimproved (X) improved property, known as Stones River Court (House Number) (Street) Nashville, Tennessee P. O. Address: (City or Town)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Charles A. Martin, Jr. and wife, Thelma M. Martin, their *heirs and assigns, forever.*

And Grantor does ~~its~~ *covenant with the said* Charles A. Martin, Jr. and wife, Thelma M. Martin *that* it is *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except for taxes for the year 1965 which are prorated.

And Grantor does ~~its~~ *further covenant and bind* itself, its successors ~~heirs~~ *and representatives, to warrant and forever defend the title to the said land to the said* Charles A. Martin, Jr. and wife, Thelma M. Martin, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 27th *day of* September, *19* 65, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

GREGORY HOMES, INC.

By Fred B. Gregory
Fred B. Gregory, Secretary-Treasurer

This Instrument Was Prepared By
Dewey W. Pedigo
Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, [illegible], a Notary Public in and for said County and State, [illegible]

the within named bargainor , with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at [illegible] Tennessee, this 26 day of Sept, 1965.

Commission expires Oct 30, 1968 [illegible] Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, George W. Henry, a Notary Public of the State and County aforesaid, personally appeared Fred B. Gregory with whom I am personally acquainted, and who, upon oath, acknowledged himself to be Secretary-Treasurer of the Gregory Homes, Inc. the within named bargainor, a corporation, and that he as such Secretary-Treasurer being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him self as Secretary-Treasurer.

Witness my hand and seal, at office in Nashville, Tennessee, this 29th day of September, 1965.

Commission expires Oct 30, 1968 George W. Henry Notary Public

Value $1,000.00

Return to
GUAR. TITLE
185952

WARRANTY DEED

FROM

Gregory Homes, Inc.

TO

Charles A. Martin, Jr., et ux

STATE TAX $ 31.10
PROBATE 50
TOTAL $ 32.00

SEP 29 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID $ [illegible]

99712

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 29 3 01 PM '65

NOTED BOOK 112 PAGE 544
RECORDING FEE $ 2.00
DEP. REG. 1

