This instrument was prepared by CLYDE P. HOLLAND, Attorney. Law Firm of Warfield, Entrekin & Jones, American Trust Building, Nashville, Tennessee.

WARRANTY DEED

BOOK 4195 PAGE 422

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
CHARLES LUIS BLACKBURN et ux	FIRST & MID-SOUTH MORTGAGE CO.	
(NAME:)	(NAME:)	Map. 97-9
3401 OAK CLIFF DRIVE	410 UNION STREET	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par. 15
NASHVILLE, TENNESSEE	NASHVILLE, TENNESSEE 37219	PW
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of TEN AND NO/100---------- ----------($10.00)----------*DOLLARS* cash in hand paid by CHARLES LUIS BLACKBURN, and wife, JOYCE N. BLACKBURN, and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

RALPH STEVENS CONSTRUCTION COMPANY, INC., has

~~have~~ *bargained and sold, and by these presents do transfer and convey unto the said* CHARLES LUIS BLACKBURN, and wife, JOYCE N. BLACKBURN, 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. 25 of Hickory Bend, Section 7, as of record in Book 3600, page 29, Register's Office for Davidson County, Tennessee.

SAID Lot No. 25 being a corner lot fronts 75 feet along the southeasterly margin of Larchwood Drive 75 feet along the southwesterly margin of Oak Cliff Drive, and 39.27 feet along the curving corner at said intersection and runs back between converging lines 100 feet on its southerly line and 100 feet on it southeasterly line to a point at the rear.

BEING the same property conveyed to Ralph Stevens Construction Company, Inc., by deed from Waterfalls Developers, Inc., of record in Book 4161, page 354, said Register's Office.

CONVEYANCE of this property is subject to restrictions of record in Book 3642, page 478 and in Book 3341, page 265, said Register's Office, and Plan of record in Book 3600, page 29, said Register's Office, shows owner's certificate, 30foot minimum building setback line from Larchwood Drive and a 15-foot setback line from Oak Cliff Drive, and an easement for TVA right of way across northerly corner of lot.

unimproved ( ) This is improved ( ) property, known as 3401 (House Number) OAKCLIFF DRIVE (Street) P. O. Address: NASHVILLE (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 LUIS BLACKBURN and wife, JOYCE N. BLACKBURN, their *heirs and assigns, forever.*

And it does ~~&~~ *covenant with the said* CHARLES LUIS BLACKBURN, and wife, JOYCE N. BLACKBURN, *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 current taxes and as noted above.

And RALPH STEVENS CONSTRUCTION COMPANY, INC., does ~~do~~ *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 LUIS BLACKBURN, and wife, JOYCE N. BLACKBURN, their *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness my *hand this* 29th *day of* November, *19* 67, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

STATE TAX $ 1.43
PROBATE .50
TOTAL $ 1.93

DEC 6 1967
R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
PAID DEC 6 - 1967

RALPH STEVENS CONSTRUCTION COMPANY, INC.

BY: Ralph Stevens Pres
RALPH STEVENS, President

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me,....., a Notary Public in and for said County and State,.....

.....

.....

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.....Tennessee, this.....day of....., 19.....

.....Notary Public

Commission expires.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared RALPH STEVENS, with whom I am personally acquainted, and who, upon oath, acknowledged HIM self to be PRESIDENT of the RALPH STEVENS CONSTRUCTION COMPANY, INC., the within named bargainor, a corporation, and that he as such PRESIDENT, 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 PRESIDENT.

Witness my hand and seal, at office in NASHVILLE, TENNESSEE this 29th day of NOVEMBER, 1967.

Notary Public

Commission expires 5-3-70

12,950.00

WARRANTY DEED

FROM

RALPH STEVENS CONSTRUCTION CO., INC.

TO

CHARLES LUIS BLACKBURN
and wife,

JOYCE N. BLACKBURN

98846

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 6 3 53 PM '67

NOTED: BOOK 111 PAGE 800
RECORDING FEE $ 3.00
DEP. REG. R

Comm. Trust Escrow Co.
1009 Nash. Bank & Trust Bldg.
37201