BOOK 4253 PAGE 764 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 32,500.00

John R. Christian
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF July, 19 68.

Patricia Kaplan
Notary Public

MY COMMISSION EXPIRES: October 7, 1970

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

J. J. Foley, Jr., Attorney - 105 Stahlman Building - Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John R. Christian (NAME)	Murphree Mortgage Company (NAME)	Map 85-4
2047 Nora Lane (STREET ADDRESS OR ROUTE NUMBER)	226 Third Avenue, North (STREET ADDRESS)	Par. 11
Hermitage, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (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, F. E. Stratton, Jr., and wife, Bettie S. Stratton

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John R. Christian and wife, Judy C. Christian

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. 32 on the Plan of the Resubdivision of Lots Nos. 29 through 34, Stones River Estates, Section 1, as of record in Book 3842, page 78, Register's Office for said County.

Said Lot No. 32 fronts 52.53 feet at the easterly terminus of Nora Lane and extends back 163.5 feet on the northerly line and 239.7 feet on the southwesterly line to a dead line in the rear, which is a broken line, measuring a total of 322.3 feet thereon.

Being the same property conveyed to F. E. Stratton, Jr., and wife, Bettie S. Stratton, by deed from Robert E. Baker and wife, Anne S. Baker, of record in Book 4225, page 77, and by deed of correction in Book 4227, page 602, Register's Office for Davidson County, Tennessee.

This is improved (X) unimproved ( ) property, known as 2047 Nora Lane (House Number) Hermitage, Tennessee (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 19th day of July, 19 68

F. E. Stratton Jr.

Bettie S. Stratton

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Patricia Kurtz, a Notary Public in and for said County and State, the within named F. E. Stratton, Jr., and wife, Bettie S. Stratton

the 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 19th day of July, 19 68

Commission expires October 8, 1970 Patricia Kurtz
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19__.

My commission expires _____
Notary Public

WARRANTY DEED

FROM

F. E. Stratton, Jr., and wife,

Bettie S. Stratton

TO

John R. Christian and wife,

Judy C. Christian

Return Murphree Mtg Co

A 0 6 3 7 1

IDENTIF. REFERENCE

JUL 24 12 07 PM '68

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL24'68	CONV	32,500.00				
JUL24'68	STAX		A*	84.50		
JUL24'68	PAYEE		A*	.50		
JUL24'68	MTGEED		A*	3.00	*	88.00