BOOK 4307 PAGE 113

This Instrument Was Prepared By
DENNEY, LACKEY, CHERNAU & CASTLEMAN
213 Third Avenue, North
Nashville, Tennessee 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William O. Alexander	Glenn Justice Mortgage Co.	Map 74-8
(NAME)	(NAME)	
331 Bonnavue Drive	1400 Main Street	Par. 126
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, Tennessee	Dallas, Texas 75202	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and----------00/100 ($10.00)---------- *Dollars,* cash in hand paid by the grantees; WILLIAM O. ALEXANDER, and wife, MARY FRANCES ALEXANDER, and other good and valuable considerations, receipt of which is hereby acknowledged, including the assumption of a Deed of Trust executed by Jerry Emerson Stewart, et ux, to Manuel DeBusk, Trustee, dated June 28, 1965, in the original amount of $14,150.00, of record in book 3922, page 441, Register's Office for Davidson County, Tennessee; payable as therein specified;

We, JERRY EMERSON STEWART, and wife, OZA C. STEWART,

have this day bargained and sold, and do hereby transfer and convey unto the said WILLIAM O. ALEXANDER, and wife, MARY FRANCES ALEXANDER, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 719 on the Plan of Hermitage Hills Subdivision, Section 7, as of record in book 3300, pages 62 and 63, Register's Office for said County.
Said lot No. 719 fronts 75.0 feet on the southerly margin of Bonnavue Drive and runs back between lines measuring 203.0 feet on the westerly side and 234.9 feet on the easterly side to a broken line in the rear, on which it measures 147.20 feet.
Being the same property conveyed to Jerry Emerson Stewart and wife, Oza Stewart, by deed from Federal Housing Commissioner, of record in book 3922, page 438, Register's Office for said County.

This conveyance is made subject to restrictive covenants contained in an instrument of record in book 3399, page 446, as amended by instrument of record in book 3404, page 165, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 18,450.00

Subscribed and sworn to before me, this the 30th day of January 1969

My commission expires: July 28, 1970 (Affix Seal)

X William O. Alexander
Affiant

Notary Public

This is unimproved ( ) improved (X) property, known as 331 Bonnavue Drive, Hermitage, Tennessee.
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said WILLIAM O. ALEXANDER, and wife, MARY FRANCES ALEXANDER, their *(successors), heirs and assigns forever.* We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except as herein stated.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* WILLIAM O. ALEXANDER, and wife, MARY FRANCES ALEXANDER, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hands this 30th day of January, 1969, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Jerry Emerson Stewart

Oza C. Stewart

BOOK 4307 PAGE 114

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Andrew E. Hutton, *a Notary Public in and for said County and State,* Jerry Emerson Stewart, and wife, Oza C. Stewart,

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* Jan., *19* 69.

Andrew E. Hutton
Notary Public

Commission expires July 29, 1970

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

FEB-3 CONV 18,450.00
FEB-3 S'TAX A* 47.84
FEB-3 PR'FEE A* .50
FEB-3 W'DFED A* 3.00 * 51.34

WARRANTY DEED

FROM

JERRY EMERSON STEWART, ET UX

TO

WILLIAM O. ALEXANDER, ET UX.

A 29054

IDENTIF. REFERENCE

FEB 3 11 18 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of

Chicago Title Insurance Company

American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Please mail to: Hutton Realty Co. 935 Woodland St. Nashville, Tennessee