THIS INSTRUMENT PREPARED BY:
DOBSON AND JOHNSON, INC.
11th FLOOR J. C. BRADFORD BLDG.
NASHVILLE, TENNESSEE 37219

BOOK 4596 PAGE 124

# WARRANTY DEED

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP, PARCEL NUMBERS |
|---|---|---|
| Robert M. Welch (NAME) | Dobson & Johnson, Inc. (NAME) | |
| 1200 Sussex Court (STREET ADDRESS OR ROUTE NUMBER) | 1109 J. C. Bradford Building (STREET ADDRESS) | Map 41-11 |
| Nashville, Tenn. (CITY) (P. O. ZONE) (STATE) | Nashville, Tenn. 37219 (CITY) (ZONE) (STATE) | Par. 78 |

*FOR AND IN CONSIDERATION of the sum of* $10.00----------

----------TEN AND NO/100----------*Dollars,*

Cash paid by Robert M. Welch and wife, Fay F. Welch, and other good and valuable considerations, the receipt of which is hereby acknowledged.

I
~~We~~, Juul M. Blexrud ~~and wife, Hazel M. Blexrud~~, a widower

*have this day bargained and sold, and do hereby transfer and convey unto the said*

Robert M. Welch and wife, Fay F. Welch,

their ~~XXXXX~~ *heirs and assigns,*

*certain real estate in Davidson County, Tennessee, as follows:*

Being Lot No. 347 on the Plan of Bellshire Estates, Section A, of record in book 2331, page 115, Register's Office for said County.

Said lot No. 347 fronts 50.1 feet at the easterly end of Sussex Court and extends back between lines 187.3 feet on the northerly line and 316.6 feet on the southwesterly line to a broken line in the rear on which it measures 384.1 feet.

Being the same property conveyed to Juul M. Blexrud and wife, Hazel M. Blexrud, by deed from Gaines and Gaines Construction Company, Inc., of record in book 2859, page 351, said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 18,500.00

Subscribed and sworn to before me, this the 18th day of April 19 72

Affiant Barbara Fergason

My commission expires: 8/9/72 (Affix Seal)

Notary Public Barnaby Womble

This is ~~unimproved~~ improved property, known as ..... (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*

Robert M. Welch and wife, Fay F. Welch, their

~~XXXXXXX~~

*heirs and assigns forever.* I ~~We~~ *covenant that* I am ~~XXXXX~~ *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I ~~We~~ *further covenant and bind* myself, my ~~XXXXXXXXXXXXX~~ *heirs and representatives, to warrant and forever defend the title to said real estate to said* Robert M. Welch and wife, Fay F. Welch, their

~~XXXXXX~~, *heirs and assigns, against the lawful claims of all persons.*

*Witness* ~~our~~ my *hand* ~~s~~ *this* 18th *day of* April, 19 72, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Juul M. Blexrud
Juul M. Blexrud

X ~~Hazel M. Blexrud~~
~~Hazel M. Blexrud~~

STATE OF ~~TENNESSEE~~ } Florida
COUNTY OF ~~DAVIDSON~~ } Hillsborough

Personally appeared before me, Barbara J. Hutson, a Notary Public in and for said County and State, Juul M. Blexrud ~~and wife, [illegible]~~, a widower, the within named bargainor, ~~S.~~, with whom I am personally acquainted, and who acknowledged that ~~xxey~~ he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Tampa, Hillsborough County, ~~[illegible]~~ this 18th day of April, 19 72

Barbara J. Hutson Notary Public

Commission expires March 22, 1976

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 .....

APR25'72 CONV 18,500.00
APR25'72 STAX A* 48.10
APR25'72 PRTEE A* .50
APR25'72 MDEED A* 4.00 * 52.60

B 5 7 0 1 2

IDENTIF. REFERENCE

APR 25 11 45 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
Juul M. Blexrud, et ux

TO
Robert M. Welch, et ux

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

Dobson & Johnson, Inc.