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

BOOK 4661 PAGE 424

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
John A. Allbert (NAME)	Dobson & Johnson, Inc. (NAME)	
1119 - 57th Ave., North (STREET ADDRESS OR ROUTE NUMBER)	1109 J. C. Bradford Bldg. (STREET ADDRESS)	91-10
Nashville, Tenn. 37209 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. 37219 (CITY) (ZONE) (STATE)	12 Pcl

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

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

Cash paid by John A. Allbert and wife, Delores P. Allbert, and other good and valuable considerations, the receipt of which is hereby acknowledged.

We, James A. Fleming and wife, Sarah C. Fleming,

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

John A. Allbert and wife, Delores P. Allbert,

their XXXXXXX *heirs and assigns,*

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

Being Lot No. 11 on the Map of West Park Addition No. 2, as of record in Book 2330, page 63, Register's Office for said County.

Said Lot No. 11 fronts 44.51 feet on the southerly terminus of 57th Avenue, North, and runs back 122.2 feet on the westerly line and 140.8 feet on the easterly line to a dead line in the rear on which it measures 168.8 feet, said dead line being a broken line.

Being the same property conveyed to James A. Fleming and wife, Sarah C. Fleming by deed from Building Corporation of America, a Tennessee corporation, of record in Book 4551, page 297, Register's Office for said County.

This deed corrected to show correct spelling of grantee (Allbert).

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 13,000.00

Subscribed and sworn to before me, this the 1st day of December 1972

Affiant John A. Allbert

My commission expires 8/14/76 (Affix Seal)

Notary Public

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

John A. Allbert and wife, Delores P. Allbert, their

XXXXXXX

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.*

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* John A. Allbert and wife, Delores P. Allbert,

their

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

Witness our *hand* S *this* 1st *day of* December, 1972, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X James A. Fleming
James A. Fleming

X Sarah C. Fleming
Sarah C. Fleming

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Beverly W. Crabtree, a Notary Public in and for said County and State, James A. Fleming and wife, Sarah C. Fleming, the within named bargainors, 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 1st day of December, 19 72.

Beverly W. Crabtree Notary Public

Commission expires 8/14/76

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.....

DEC-4 72	CONV	13,000.00				
DEC-4 72	S'TAX		A*	33.80		
DEC-4 72	PR'FEE		A*	.50		
DEC-4 72	W'DEED		A*	4.00	*	38.30

WARRANTY DEED

FROM

James A. Fleming, et ux

TO

John A. Albert, et ux

B 8 6 3 7 7

IDENTIF. REFERENCE

DEC 4 1 28 PM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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

Dobson & Johnson, Inc.