(This instrument was prepared by Milton Smith, Attorney at Law, 320 Gallatin Road, Madison, Tenn.) Milton W. Smith, Jr.

WARRANTY DEED

BOOK 4687 PAGE 784

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Robert F. Copeland, Jr.	(same)	11D 42441
(NAME)	(NAME)	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
(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 the grantees hereinafter named and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, JAMES W. BLAIR AND WIFE, BETTY E. BLAIR, hereinafter called the grantors,

have this day bargained and sold, and do hereby transfer and convey unto ROBERT F. COPELAND, JR. AND WIFE, MARY ANN COPELAND, herein called the grantees, their ~~heirs~~ *heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 57 on the Plan of Ozark Hills, as of record in Book 3700, page 20, Register's Office for said County, to which reference is made for a more complete description of said lot.

Being part of the same property conveyed to James W. Blair and wife, Betty E.Blair, by deed from Dan G. Vaughan and wife, Laura Bell Vaughan, of record in Book 3767, page 596; as corrected by deed of correction of record in Book 3847, page 904; by deed from Benjamin S. Curtis and wife, Agnes O'Conner Curtis, of record in Book 3767, page 614; and by deed from Ernest M. Hunt, et al., of record in Book 3767, page 592; all in said Register's Office.

This conveyance is made subject to restrictive covenants of record in Book 3920, page 37; setback line and easements shown on plan of record in Book 3700, page 20; all in said Register's Office.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value whichever is greater, for this transfer is $ 49.50

Subscribed and sworn to before me, this the 8th day of March 19 73

My commission expires: February 23, 1975 (Affix Seal)

James W Blair — Affiant

Notary Public

This is unimproved (X) improved ( ) property, known as 700 Nesbitt Court, (House Number) (Street) Madison, Tennessee 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 grantees, their ~~heirs~~ *heirs and assigns forever.* We ~~covenant~~ 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 stated herein.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* grantees, their ~~heirs~~ *heirs and assigns, against the lawful claims of all persons.*

Witness our hand s this 8 day of March, 19 73, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Betty E. Blair (Betty E. Blair)

James W Blair (James W. Blair)

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* James W. Blair and wife, Betty E. Blair,

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 Madison, *Tennessee, this* 8th *day of* March, *19* 73.

Mrs Jacqueline C. Cowden
Notary Public

Commission expires February 23, 1975

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 .....

MAR-9[illegible]	CONV	*4,250.00			
MAR-9[illegible]	S'TAX		A*	10.92	
MAR-9[illegible]	PR'FEE		A*	.50	
MAR-9[illegible]	W'DEED		A*	4.00	* 15.42

WARRANTY DEED

FROM
JAMES W. BLAIR ET UX

TO
ROBERT F. COPELAND, JR. ET UX

397710

IDENTIF. REFERENCE

MAR 9 1 11 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS