(This instrument was prepared by James A. Lesemann, Attorney at Law, 320 Gallatin Road, Madison, Tenn.) James A. Lesemann

WARRANTY DEED

BOOK 4747 PAGE 259

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Aubrey E. Gregory	(same)	
(NAME)	(NAME)	42-1
821 Curtis Dr.		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	7
Nashville, Tenn. 37207		
(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 AUBREY E. GREGORY AND WIFE, SARA C. GREGORY, herein called the grantees, their heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 8 on the Plan of Ozark Hills as of record in Book 3700, page 20, as corrected by instrument of record in Book 3959, page 626, Register's Office for said County.

Said Lot No. 8 fronts 277.6 feet on the westerly side of Curtis Drive and extends back 521.63 feet on the northerly line and 445.50 feet on the southerly line, to a line in the rear on which it measures 64.12 feet.

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 as shown on Plan of record in Book 3700, page 20, as corrected in Book 3959, page 626; all in said Register's Office.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $3000.00

Subscribed and sworn to before me, this the 23rd day of April, 1971

Affiant James W Blair

My commission expires May 2, 1973 (Affix Seal)

Notary Public Mrs. E.D. Martin

unimproved (X) This is improved ( ) property, known as 825 (House Number) Curtis Drive (Street), Madison (P. O. Address:), Tennessee (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 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 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 and assigns, against the lawful claims of all persons.

Witness our hand S. this 23rd day of April, 1971, 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)

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 23rd *day of* April *19* 71.

Mrs. E. D. Martin *Notary Public*

Commission expires May 21, 1973

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 .....

SEP 18 73 CONV *3,000.00
SEP 18 73 S'TAX A* 7.80
SEP 18 73 PR'FEE A* .50
SEP 18 73 W'DEED A* 4.00 * 12.30

C 2 4 2 4 4

IDENTIF. REFERENCE

SEP 18 1 16 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM

JAMES W. BLAIR ET UX

TO

AUBREY E. GREGORY ET UX

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