This instrument was prepared by B. J. Boyd, Atty. Ashland City, Tenn.

WARRANTY DEED

BOOK 4931 PAGE 999

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Jerry Blair and Robt. McGowan	same	
(NAME)	(NAME)	91-6
6010 Charlotte Ave		
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	29 Pcl
Nashville, Tenn.		
(CITY) (P. O ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of SEVEN THOUSAND ONE HUNDRED THIRTY TWO AND 08/100 ($7,132.08) *Dollars,*
of which $250.00 has been paid in cash, and for the remainder, $6,882.08 Jerry W. Blair and Robert L. McGowan, have assumed and agreed to pay the unpaid balance of a certain note to the Administrator of Veterans Affairs, secured by Deed of Trust dated May 19, 1971, of record in Book 4503, Page 536, Register's Office for Davidson County, Tennessee, I, Pauline Clark

have this day bargained and sold, and do hereby transfer and convey unto the said Jerry W. Blair and Robert L. McGowan, and their

~~(successors)~~, *heirs and assigns,*

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

Being the easterly part of Lot No. 1608, Block 203, on the Map of the Extension of Plan No. 1, West Nashville, of record in Book 57, Page 173, Register's Office for Davidson County, Tennessee. Beginning in the southerly margin of Tennessee Avenue at the corner of Lots Nos. 1606 and 1608; thence with the line between said lots, southwardly 150 feet to the northerly margin of an alley; thence with the margin of said alley, westwardly 6.15 feet to the nottheasterly margin of Morrow Road; thence with the margin of Morrow Road, northwestwardly 35 feet more or less to the southeasterly corner of the property conveyed to J. R. Nickens and wife, by deed of record in Book 1172, Page 238, said Register's Office; thence with Nickens' easterly line, northwardly 120 feet more or less to the southerly margin of Tennessee Avenue; thence with the margin of same eastwardly 39 feet to the beginning.

Being the same property conveyed to Pauline Clark, by deed from Administrator of Veterans' Affairs, of record in Book 4503, Page 534; Register's Office of Davidson County, Tennessee.

This conveyance includes my Escrow Account with Veterans Administration in connection with the above mentioned loan.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 7,132.08

Subscribed and sworn to before me, this the 14th day of July, 19 75

Affiant Jerry W. Blair

My commission expires 10-31-76 (Affix Seal)

Notary Public Dorothy M. Bass

This is ( ) unimproved ( ) improved property, known as Tennessee Avenue, Nashville, 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 Jerry W. Blair and Robert L. McGowan, and their

(successors), heirs and assigns forever. I *covenant that* I am *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 taxes for 1975, payment of which is assumed by the purchasers.

I *further covenant and bind* myself and my *heirs and representatives, to warrant and forever defend the title to said real estate to said* Jerry W. Blair and Robert L. McGowan, and their

~~(successors)~~, *heirs and assigns, against the lawful claims of all persons.*

Witness my hand this 14th day of July, 1975, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Pauline Clark (Pauline Clark)

Robert L. McGowan

CONTD NEXT

BOOK 4931 PAGE 999 (continued)

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Pauline Clark,

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 14 day of July, 19 75.

Dorothy M. Barr Notary Public

Commission expires 10-31-76

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.....

WARRANTY DEED

FROM

PAULINE CLARK

TO

JERRY W. BOARLAND

ROBERT L. McGOWAN

D 0 6 8 1 1

IDENTIF. REFERENCE

JUL 15 11 05 AM '75

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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

JUL 15 75	CONV	*7,132.08			
JUL 15 75	S'TAX		A*	18.46	
JUL 15 75	PR'FEE		A*	.50	
JUL 15 75	W'DEED		A*	4.00	* 22.96