ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Albert M. Lucas, Jr.	Same as new owner	105-14
(NAME)	(NAME)	
833 Brentview Drive	833 Brentview Drive BOOK 4989 PAGE 988	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37220	Nashville, Tenn. 37220	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of $15,000.00----------

FIFTEEN THOUSAND AND NO/100---------- DOLLARS

Cash in hand paid, the receipt of which is hereby acknowledged, we MAUDE BLACKBURN and husband, JOHN BLACKBURN

JAN 20	CONV	15,000.00			
JAN 20	S'TAX		B*	39.00	
JAN 20	PR'FEE		B*	.50	
JAN 20	W'DEED		B*	4.00	* 43.50

have bargained and sold, and by these presents do transfer and convey unto the said

ALBERT M. LUCAS, JR., AND WIFE, NELDA B. LUCAS

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being the westerly parts of Lots Nos. 90 and 91 on the Map of George I. Waddey's Subdivision of Westwood, of record in Book 332, page 99, Register's Office for said County.

Said parts of said lots front 86-1/3 feet on the southerly side of Craighead Avenue and run back between lines, 100 feet more or less on the easterly line and 104.4 feet on the westerly line, along the easterly margin of a 15-foot alley, to the common line of Lots Nos. 89 and 90, on which they measure 80 feet.

Being the same property conveyed to Maude Blackburn, by deed from C. H. Blackburn and wife, Minnie Blackburn, by deed of record in Book 2800, page 597, Register's Office for Davidson County, Tennessee.

INCLUDED in the above property but EXCLUDED therefrom is a strip or tract of land containing 1425 square feet, conveyed to Metropolitan Government of Nashville & Davidson County, Tennessee, by deed from Maude Blackburn, of record in Book 4417, page 9, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (XX) property, known as Craighead Avenue
(House Number) (Street)
Nashville, Tennessee
(P. O. Address) (City or Town) (Zip Code)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 23rd day of December, 1975.

MAUDE BLACKBURN — Maude Blackburn

JOHN BLACKBURN — John Blackburn

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Ken Kallen, a Notary Public in and for said County and State, the within named Maude Blackburn and husband John Blackburn

the 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 Nashville, Tennessee, this 23rd day of December, 1975.

My commission expires 5-5-76 Notary Public Ken Kallen

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 15,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Albert M. Lucas Jr.

Sworn to and subscribed before me this 23rd day of December, 1975.

My commission expires 5-5-76 Notary Public Kenneth Ken Allen

This instrument was prepared by:

C. H. Briley, Jr., Atty. 344 Fourth Avenue North, Nashville, Tenn. 37219
Name Address

242961-pbh
WARRANTY DEED
FROM
MAUDE BLACKBURN, ET VIR
TO
ALBERT M. LUCAS, JR., ET UX

D 32819

IDENTIF. REFEREN

JAN 20 2 17 PM

FELIX Z. WILSON, REGIS
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219