This Instrument Prepared By:
DAVID B. HERBERT
Orr...
23rd Floor, L & C Tower
Nashville, Tennessee 37219

BOOK 5150 PAGE 43

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
134-13-93	Mr/Mrs George Pobst	First & Mid-South Mortgage P.O. Box 2568 Nashville, Tennessee 37219
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO 13869
5DU-11076	4816 Jeffery Drive	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged, and in further consideration of the assumption of, and agreement by the grantees herein to pay the principal balance now due, plus future interest, on a certain note, dated July 30, 1975, in the original principal sum of $33,000.00, payable to First & Mid-South Mortgage Company, in monthly installments as set out in said note, with interest as set forth therein, and being secured by a deed of trust executed by John B. Pickett and wife to Franklin G. Clark, Trustee, as of record in Book 4940, page 420,

BLAIR REALTORS, INC.

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto GEORGE H. POBST and wife, MARIETTA POBST

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 179 on the Plan of Kenilworth Estates, Section 4, as of record in Book 3300, pages 34, 35 and 36.

Said Lot No. 179 fronts 77.7 feet on the easterly side of Jeffery Drive and runs back 172.7 feet on the northerly line and 164.5 feet on the southerly line, to a rear line on which it measures 57.7 feet.

Being the same property conveyed to Blair Realtors, Inc., by deed from John B. Pickett, Jr., and wife, as of record in Book 5129, page 601.

This conveyance is made subject to restrictions of record in Book 3316, page 339.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered. , Except as shown above and 1977 taxes, which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 17 day of May , 1977.

BLAIR REALTORS, INC.

By: Jerry W. Blair

Jerry W. Blair, President

BOOK 5150 PAGE 44

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

_____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

_____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$38,448.44 — Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF May 1977

MY COMMISSION EXPIRES: 4-23-78 (AFFIX SEAL) Notary Public

E04966

TOP OF REFERENCE

MAY 23 10 29 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM BLAIR REALTORS, INC.

TO GEORGE H. POBST AND WIFE

Please Return to: ORTALE, KELLEY, HERBERT & CRAWFORD 14th Floor, 3rd National Bank Bldg. Nashville, Tennessee 37219

MAY 23 77 CONV 38,448.44

MAY 23 S'TAX B* 99.84

MAY 23 PR'FEE B* .50

MAY 23 W DEED B* 4.00 * 104.34

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, Mary Ann Selley, a Notary Public in and for the State and County aforesaid, personally appeared Jerry W. Blair xxx _____, with whom I am personally acquainted, and who upon oath acknowledged himself to be the President xxxxxxxxxxxxxxxxxxxxxxxxxxxx, of Blair Realtors, Inc., a corporation, the bargainor, and that he, as such President and xxx being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said Jerry W. Blair as such President, and attesting thereto by the said ---------- as such ----.

Witness my hand and official seal at Nashville, Tennessee, this, the 17 day of May, 1977.

My commission expires: 8-20-78 Mary Ann Selley Notary Public