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

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
150-02-008	Blair Realtors, Inc. 6010 Charlotte Avenue Nashville, TN 37209	New Owner BOOK 6813 PAGE 371
FIELD BOOK NUMBER(S) 2D-64008	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED) 2865 Lera Jones Drive	LOAN OR ACCOUNT NO.
		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,

WILLIAM C. ORR, JR., and wife, DONNA FAYE ORR

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto BLAIR REALTORS, INC.

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. 31 on the Plan of Percy Priest Meadows, Section 1, as of record in Plat Book 4675, page 110, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to William C. Orr, Jr., and wife, Donna Faye Orr, by deed from Jerry R. Witherington and wife, Theresa P. Witherington as of record in Book 5309, page 105.

This conveyance is made subject to restrictions of record in Book 4815, page 647, any and all zoning regulations, easements and rights of way for public utilities, if any, applicable to this property and all matters shown on the recorded plan of record in Book 4675, page 110.

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 1986 taxes which have been prorated and assumed by Grantee.

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 25 day of March , 19 86.

William C. Orr, Jr.

Donna Faye Orr

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named William C. Orr, Jr., and wife, Donna Faye Orr

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, the 25th day of March, 1986.

My commission expires: 7-9-89

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 $54,100.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF March, 1986

MY COMMISSION EXPIRES: 7-9-89 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM

WILLIAM C. ORR, JR., AND WIFE

TO

BLAIR REALTORS, INC.

86235.

IDENTIFICATION REFERENCE

MAR 26 1 16 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Box 436

ORTALE, KELLEY, HERBERT & CRAWFORD

Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, 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 _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires: _____

Notary Public

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

54100.CO- CAMT.
140.66 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 147.16-
6812A03Y26Y86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8623 5

IDENTIFICATION REFERENCE

MAR 26 1 16 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 231042