INSTRUMENT PREPARED BY:

To: BOX 36

Jerry B. Crawford

WARRANTY DEED

MAP - PARCEL NUMBER (S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
37219-2196 080-08-0104	Blair Realtors, Inc. 6010 Charlotte Avenue Nashville, TN 37209	New Owner
FIELD BOOK NUMBER (S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
	3236 Panorama 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,

BOOK 7728 PAGE 563

DIXIE V. CLEMMONS, an unmarried person

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. 178 on the Plan of Section I, Bordeaux Gardens, as of record in Book 3300, page 91, Register's Office for Davidson County, Tennessee.

Said Lot No. 178 fronts 55 feet on the east side of Panorama Drive and runs back between parallel lines, 122 feet to a dead line.

Being the same property conveyed to Edward W. Clemmons and wife, Dixie V. Clemmons, by deed from James Ronald Clemmons and wife, Brenda D. Clemmons, as of record in Book 3766, page 369, the said Edward W. Clemmons having since died.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property, restrictive covenants of record in Book 3465, page 403 and all matters shown on the recorded plan referred to above.

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 siezed and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

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, successorsand 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 14th **day of** December **,** 1988

Dixie V. Clemmons

Dixie V. Clemmons

BOOK 7728 PAGE 564

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Dixie V. Clemmons, unmarried

the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this, the 14th day of December, 19 88.

My commission expires: My Commission Expires Nov. 12, 1990

Marie E. Hood
Notary Public

NOTARY PUBLIC AT LARGE TENNESSEE

STATE OF _____
COUNTY OF _____

Before me, the undersigned, 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, (or proved to me on the basis of satisfactory evidence), 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 OF VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 35,200.00

1988 12 15 0101 03CHECK 122.66

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF December 19 88 MY COMMISSION EXPIRES: My Commission Expires Nov. 12, 1990 (AFFIX SEAL)

Notary Public

NOTARY PUBLIC AT LARGE TENNESSEE

WARRANTY DEED

FROM DIXIE V. CLEMMONS, UNMARRIED

TO BLAIR REALTORS, INC.

93980.

IDENTIFICATION REFERENCE

Dec 15 12 15 PM '88

FELIX Z WILSON REGISTER
DAVIDSON COUNTY TN

Bx 4536

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared

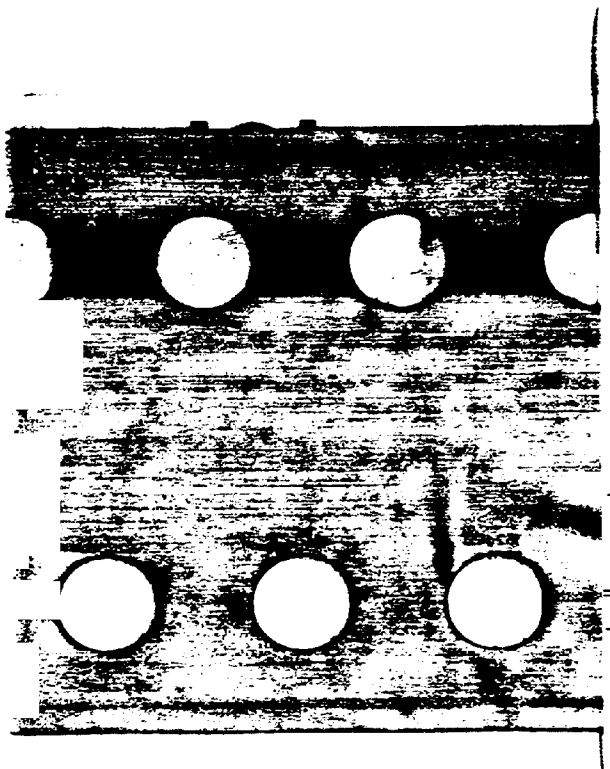
_____ and _____,

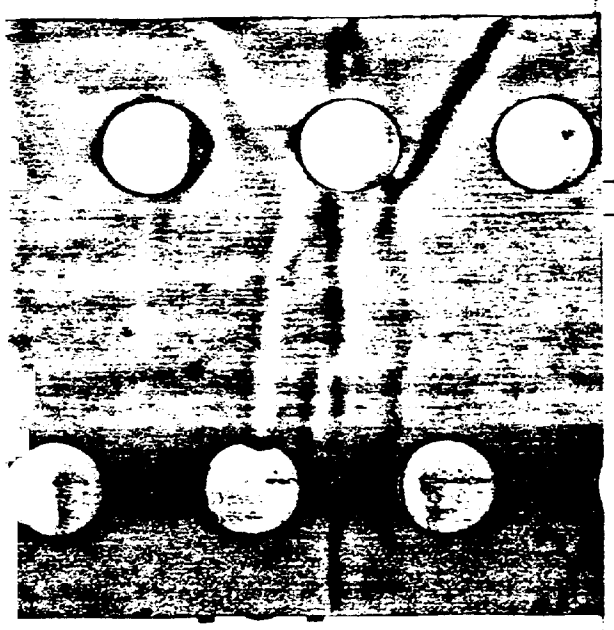
with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged _____ to be the _____ and _____ respectively, of _____, a corporation, the bargainor, and that _____ as such _____ and _____, being authorized so to do, executed the foregoing 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 _____

BOOK 7728 PAGE 565

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

CAMT 35200.00
MOR TX 116.16
M RELS 0.50
MDEED 6.00
TOTAL 122.66
CHECK 122.66
12/15/88 01 12:15 0001 7989

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9398

IDENTIFICATION

Dec 15 12 15 PM '88

FELIX Z. WILSON, II
DAVIDSON COUNTY

No. 164163