THIS INSTRUMENT IS BEING RE-RECORDED TO CORRECT A TYPOGRAPHICAL ERROR IN THE LEGAL DESCRIPTION.

BOOK 10992 PG 13

RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

This Instrument Prepared By:
WATSON & ATKINS, P.C.
Larry B. Watson
320 Franklin Street
Clarksville, TN 37041-1109

**BONNIE BLUE PROCTOR, ET AL**

**TO: CASH DEED**

RE-RECORD BOOK 11037 PAGE 292

**ROBERT JOSEPH REGAN**

**THIS DEED OF REALTY** executed as of the 14th day of June, 1998, by Grantors, **BONNIE BLUE PROCTOR AND GAGE M. BLUE,** to Grantee, **ROBERT JOSEPH REGAN.**

**WITNESSETH;**

**THAT GRANTOR** for One Dollar ($1.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, has this day bargained and sold and does hereby transfer and convey unto the Grantee **ROBERT JOSEPH REGAN,** his heirs and assigns forever, certain realty situated in the __th Civil District of Davidson County, Tennessee, bounded and described as follows:

Being Lot No. 165 and part of Lot No. 164, on the plan of Victoria Place, of record in Book 332, Page 10, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Said Lot No. 165 fronts 60 feet on the easterly side of Belmont Boulevard and runs back between lines, 156 feet on the northerly line and ~~17.7.2~~ * feet on the southerly line to an alley and shows 60 feet on said alley. Said part of said Lot No. 164 is described as follows: Beginning on the easterly margin of Belmont Boulevard a the northwest corner of Lot no. 165; thence northerly along the westerly line of Lot 164, 4 feet to a point in the easterly margin of Belmont Boulevard; thence easterly and parallel with the line between Lots Nos. 164 and 165; 56 feet to a point; thence southeasterly to a point in the north line of Lot No. 165, said point being 100 feet easterly from the northwest corner of Lot No. 165; thence westerly along the north line of said Lot No. 165, to the point of beginning. *157.72

This being the same property conveyed to Roger Joseph Blue in Book 10,349 Page 144 in the Register's Office for Davidson County, Tennessee at Nashville. The said Robert Joseph Blue is now deceased and the Grantor's herein are his only heirs. The estate of Roger Joseph Blue is being probated in the Probate Court for Davidson County, Tennessee at Nashville, Docket No. 98P-346.

0467455
IDENTIF. & REFERENCE
RE-RECORD
98 JUL 28 AM 9:24
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

98 JUN 25 PM 12:26
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0454975
IDENTIF. & REFERENCE

**TO HAVE AND TO HOLD** said real estate unto the said Grantee **ROGER JOSEPH REGAN**, his heirs and assigns forever.

**THE GRANTORS COVENANT** that they are lawfully seised and possessed of said real estate, have a perfect right to convey same, that is unencumbered, and that they will forever warrant and defend the title thereto unto the Grantee, his heirs and assigns forever, against all lawful claims.

BOOK 11037 PAGE 293

**TAXES** for the year 1998 will be prorated. RE-RECORD

**BONNIE BLUE PROCTOR** executes this deed by Power of Attorney for **GAGE M. BLUE** recorded in Book/0992 Page 10, in the Register's Office for Davidson County, Tennessee.

**IN WITNESS WHEREOF,** Grantors have hereunto signed this instrument on the day and date first herein written.

Bonnie Blue-Proctor
BONNIE BLUE PROCTOR, Grantor

Gage M. Blue by Bonnie Blue-Proctor
GAGE M. BLUE, Grantor

STATE OF TENNESSEE )
)
COUNTY OF Davidson )

**PERSONALLY** appeared before me, **BONNIE BLUE PROCTOR,** with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained.

**WITNESS** my hand, at office, this the 19th day of June, 1998.

Mitchell A. Watts
Notary Public

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My commission Expires: 9-29-2001

STATE OF TENNESSEE )
)
COUNTY OF Davidson )

On this the 19th day of June, 1998, before me the Undersigned, personally appeared **BONNIE BLUE PROCTOR,** to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of **GAGE M. BLUE** acknowledged that such person executed the same as the free act and deed of GAGE M. BLUE

3926 RECD 01 OSCHECK 14-00

BOOK 10992 PG 15

WITNESS my hand, at office, this the 14th day of June, 1998.

Notary Public

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 9-29-2001

STATE OF TENNESSEE )
)
COUNTY OF DAVIDSON )

I or we hereby swear or affirm that the actual consideration for the transfer or value of the property transferred, whichever is greater is $ 147000-, which amount is equal to or greater than the amount with the property would command at a fair voluntary sale.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME this the 14th day June, 1998.

Notary Public

MITCHELL A. WATTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 9-29-2001

ADDRESS OF OWNER:

Robert Joseph Regan
3006 Belmont Boulevard
Nashville, TN 37212

MORTGAGEE:

FT Mortgage Companies
2974 LBJ Freeway
Dallas, TX 75234

RE-RECORD

BOOK 11037 PAGE 294

DERIVES FROM TAX MAP # 117-8 PARCEL # 153

5585 06/25/98 0101 03CHECK 556.00