BOOK 3860 PAGE 314

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bobby G. Vance (NAME:)	United Mortgagee Servicing Corp. (NAME:)	5D 13270
3823 East Ridge Drive (STREET ADDRESS OR ROUTE NUMBER)	3200 Pacific Avenue (STREET ADDRESS)	Map 148-6
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Virginia Beach, Virginia (CITY) (ZONE) (STATE)	Par. 35

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars, cash in hand paid by BOBBY G. VANCE ET UX MADELYN C. VANCE, hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, THOMAS A. RICHARDS ET UX FRANCES R. RICHARDS hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of Murray Heights, as of record in Book 2663, page 37, Register's Office for Davidson County, Tennessee.

SAID Lot No. 15 fronts 75 feet on the westerly side of East Ridge Drive and runs back between parallel lines 203.78 feet on the northerly line and 187.72 feet on the southerly line to a daed line in the rear on which it measures 72 feet.

BEING the same property conveyed to Thomas A. Richards and wife, Frances R. Richards, by deed from R. T. Presley and wife, Helen S. Presley, of record in Book 3377, page 59, Register's Office for Davidson County, Tennessee.

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.
RECEIVED APR 14 1965

STATE TAX $ 11.43
PROBATE TAX
TOTAL $ 11.93 50

This is { unimproved ( ) / improved ( ) } property, known as 3823 East Ridge Drive, Nashville, Tennessee (House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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. Wherever 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 the 9th day of April, 19 65.

Thomas A. Richards
Thomas A. Richards
Frances R. Richards
Frances R. Richards

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Percy Wilkins, Jr., a Notary Public in and for said County and State, the within named Thomas A. Richards et ux Frances R. Richards 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 9th day of April 19 65.

Commission expires 1/13/69

Percy Wilkins, Jr.
Notary Public

76574

WARRANTY DEED

FROM

THOMAS A. RICHARDS ET UX

TO

BOBBY G. VANCE ET UX

Attorneys
TITLE COMPANY, INC.
NASHVILLE, TENN.

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 14 4 00 PM '65

NOTED BOOK 111 PAGE 389
RECORDING FEE 2.00
DEP. REG.

SEDDON & WILKINS, ATTORNEYS
480 JAMES ROBERTSON PARKWAY
P. O. BOX 3122
NASHVILLE, TENNESSEE 37201

FILE: ROW 1, BOX 5