BOOK 3970 PAGE 659

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marvin W. Ryan, Sr. et ux (NAME:)	First Federal Savings & Loan (NAME:)	62-11 MAP
2909 Western Hills Drive (STREET ADDRESS OR ROUTE NUMBER)	4th and Union Street (STREET ADDRESS)	21 Par.
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	32 MS

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars, cash in hand paid by Marvin W. Ryan and wife, Rose Marie C. Ryan----------, hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, --------, William A. Armstrong and wife, Mary E. Armstrong----------, 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:

Being Lot No. 200 on the Plan of Sutherland Heights, Section V, of record in Book 2900, Page 1, Register's Office for said County.

SAID Lot No. 200 fronts 100 feet on the easterly side of Western Hills Drive and runs back between lines 190.5 feet to a dead line in the rear on which it measures 105 feet.

BEING the same property conveyed to William A. Armstrong and wife, Mary E. Armstrong, by deed from June A. James and wife, JoAnne R. James, as of record in Book 3615, Page 283, Register's Office for Davidson County, Tennessee.

The said above described property is conveyed subject to a lien against the same created in a Deed of Trust recorded in the Register's Office for Davidson County, Tennessee, in Book 3049, Page 577, to secure a note dated the 28th day of March, 1960 in the original sum of 16,900.00, the unpaid balance of which the aforesaid grantee agrees to assume and pay as part of the consideration of this conveyance. Said grantee further agrees, as part of the consideration of this conveyance, to save the aforesaid grantor harmless from any and all future payments, claims, and liability under said note and deed of trust.

This instrument prepared by Clarence O. Ingram, Attorney at Law, 2620 Old Lebanon Road, Nashville, Tennessee 37214.

This is unimproved ( ) improved (X) property, known as 2909 Western Hills Drive, Nashville, Tennessee 37214 (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 6th day of December, 1965

William A. Armstrong
William A. Armstrong

Mary E. Armstrong
Mary E. Armstrong

STATE TAX $ 2.50
PROBATE .50
TOTAL $ 3.00

DEC 21 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William A. Armstrong and wife, Mary E. Armstrong, 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 6th day of December, 1965

PAID DEC 21 1965

Commission expires November 16, 1968

Macon B. Angle
Notary Public

WARRANTY DEED

FROM WILLIAM A. ARMSTRONG ET UX

TO MARVIN W. RYAN ET UX

PAID

Attorneys TITLE COMPANY, INC. NASHVILLE, TENN.

11058

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN.

Dec 21 9 59 AM 65

NOTED: BOOK 113 PAGE 210

RECORDING FEE $ 2.00

DEP. REG. ---

Clarence O. Ingram
Attorney at Law
2620 Old Lebanon Road
P. O. Box 2426
Nashville, Tennessee 37214