This instrument prepared by: Joe Grubbs, Jr.
1807 Eighth Avenue, So.
Nashville, Tennessee

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Mail Tax statements to: Guaranty Mtg.Co
316 Union St.
Nashville, Tenn

WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

Parcel #6D-67311
Map. 161-2
Par. 50

For and in consideration of the sum of ---------- ($10.00) ----------
---------- Ten and no/100 ---------- DOLLARS

Cash in hand paid by WILLIAM R. RYAN AND WIFE, LOUISE G. RYAN, the receipt of which is hereby acknowledged, we

Joe Grubbs, Jr. and wife, Nancy C. Grubbs

have bargained and sold, and by these presents do transfer and convey unto the said William R. Ryan and wife, Louise G. Ryan, 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. 58 on the Plan of McMurray Hills, of record in Book 3700, page 5, Register's Office for said County, as follows:

Said Lot No. 58 fronts 75 feet on the southwesterly side of Westcrest Drive and runs back between lines 193.5 feet on the northwesterly line and 165 feet on the southeasterly line to a line in the rear on which it measures 82.6 feet.

Being part of the property conveyed to Joe Grubbs, Jr. and wife, Nancy C. Grubbs by deed from Morris & Son, Inc., of record in Book 4008, page 281, said Register's Office.

This conveyance is made subject to all restrictive covenants, easement and set back lines that are applicable to the above described property.

This is improved property known as 481 Westcrest Drive, Nashville, Tennessee

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William R. Ryan and wife, Louise G. Ryan, their heirs and assigns, forever.

And we do covenant with the said William R. Ryan and wife, Louise G. Ryan 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.

And we, Joe Grubbs, Jr. and wife, Nancy C. Grubbs do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said William R. Ryan and wife, Louise G. Ryan, their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hand s this 20th day of September, 1966

Joe Grubbs.

Nancy C. Grubbs

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, A.M. Tenison, a Notary Public in and for said County and State, the within named Joe Grubbs, Jr. and wife, Nancy C. Grubbs

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 20th day of September 1966

Commission expires February 16, 1969

A.M. Tenison
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (their several oaths) (his oath) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

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

My commission expires _____

_____
Notary Public

PAID SEP 26 1966
R. F. WORKALL
DAVIDSON COUNTY TENN.
COUNTY COURT CLERK
SEP 26 1966
TOTAL $ 23.30
PROBATE 50
STATE TAX $ 22.80

45087

GUARANTY MORTGAGE CO. OF NASHVILLE

WARRANTY DEED

FROM
Joe Grubbs, Jr. and wife,

TO
Nancy C. Grubbs

TO
William R. Ryan and wife,

TO
Louise G. Ryan

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

SEP 26 10 44 AM '66

NOTED, BOOK 1B PAGE 56
RECORDING FEE $ 2.00
DEP. REG. M

A 15,200.00