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IDENTIF. REFERENCE

FEB 12 10 28 AM '71

REGISTER
DAVIDSON COUNTY, TENN.

BOOK 4479 PAGE 330 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $14,950.00

David L. Lipsey
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF January, 19 71

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
J. J. Foley, Jr., Attorney, 105 Stahlman Building, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronald G. Lydick (NAME)	NATIONAL MORTGAGE COMPANY (NAME)	
4502 Colorado Avenue (STREET ADDRESS OR ROUTE NUMBER)	4041 Knight Arnold Road (STREET ADDRESS)	Map 103-4
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38118 (CITY) (STATE) (ZIP)	Pc. 213

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, ~~WE~~ I, Ethel G. Richardson, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ronald G. Lydick and wife, Virginia Lydick

HEREINAFTER CALLED THE 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 the 25th Ward of the City of Nashville, Davidson County, Tennessee, being Lot No. 8 and the easterly 10 feet of Lot No. 9 of Block 17 on the Map of a part of Sylvan Park, as of record in Book 332, page 104 Register's Office for said County.

SAID Lot No. 8 and part of No. 9 fronts 60 feet on the northerly side of Colorado Avenue, formerly 9th or Hugomont Avenue, and runs back between parallel lines 160 feet to an alley.

BEING the same property conveyed to T. Howard Richardson and wife, Ethel G. Richardson, by deed from William Cullum Grimes, of record in Book 2151, page 328, Register's Office for Davidson County, Tennessee. The said T. Howard Richardson Having since died.

This is unimproved ( ) improved (X) property, known as 4502 (House Number) Colorado Avenue (Street) Nashville, Tennessee (P. O. Address) (City or Town) (Postal Zip)

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 my hand this 21st day of January, 19 71

Ethel G. Richardson

Pls. mail to: Lessenberry Rogers Inc.
1020 Stahlman Bldg.

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ethel G. Richardson

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 21st day of January 19 71

Commission expires April 26, 1972

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 (his oath) (their several oaths) acknowledged (himself) (themselves) 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

WARRANTY DEED

FROM
ETHEL G. RICHARDSON, A WIDOW

TO
RONALD G. LYDICK, ET UX

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

FEB 12	CONV	14,950.00			
FEB 12	S'TAX		A*	38.74	
FEB 12	PU'FEE		A*	.50	
FEB 12	W'DEED		A*	3.00	* 42.24