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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$16,500.00 Michael D. Riggan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF May, 1971.

W. K. Georgas, Jr.
Notary Public

MY COMMISSION EXPIRES: 5/10/75

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

W. G. TRABER, ATTORNEY, 2525 LEBANON ROAD, NASHVILLE, TENNESSEE 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael D. Riggan (NAME)	Mortgage Associates, Inc. (NAME)	15D-20645
1317 Ardee Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 28146 (STREET ADDRESS)	61-16
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Atlanta, Georgia 30328 (CITY) (STATE) (ZIP)	231

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, W. L. Haizlip and wife, Dora Mae Haizlip

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael D. Riggan et ux Linda D. Riggan

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:

Being tract 61, Block C, and the east half of Lot 60 of Block C, on the Map of the Re-subdivision of Sunnymeade, of record in Book 974, pages 56 and 57, Register's Office for said County.

Said Tract 61, Block C fronts 50 feet on the northerly side of Ardee Avenue and runs back 337.7 feet on the easterly line and 340.3 feet on the easterly line to a dead line, measuring 50 feet thereon.

Said part of said Lot No. 60 fronts 25 feet on the north side of Ardee Avenue and runs back between lines, 337.7 feet on the east line and 236.45 feet more or less on the west line, to a dead line in the rear on which it measures 25 feet.

Being the same properties conveyed to W. L. Haizlip and wife, Dora Mae Haizlip, by deed from, W. D. Dutton and wife, Dora Willmeta Dutton of record in Book 1166, page 346, and W. L. Haizlip and wife, Dora Mai Maizlip by deed from, Neal R. Causey and wife, Evelyn N. Causey, of record in Book 1389, page 520, in Register's Office for Davidson County.

This conveyance is subject to the restrictive covenants of record in Book 1160, Page 106, Register's Office, Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1317 Ardee Avenue (House Number) (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 our hand s this 31 day of March, 1971

W. L. Haizlip

Dora Mae Haizlip

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, WILLIAM G. TRAPER, a Notary Public in and for said County and State, the within named W. L. Haizlip and wife, Dora Mae Haizlip

the bargainors, 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 31 day of March 1971

Commission expires 2-7-1973

William G. Traper
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) acknowledged (themselves) (himself) 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
W. L. Haizlip, et ux

TO
Michael D. Riggan et ux
Linda D. Riggan

B 1 5 9 0 4

IDENTIF. REFERENCE

MAY 24 1 03 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY24'71	CONV	16,500.00				
MAY24'71	S'TAX		A*	42.90		
MAY24'71	PR'FEE		A*	.50		
MAY24'71	W'DEED		A*	3.00	*	46.40