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FORM NO. WD-5

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 18,300.00

William G. Ruegge
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF September 19 71.

Notary Public

MY COMMISSION EXPIRES: JAN. 30, 1974

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Miller Kimbrough, 404 James Robertson Parkway, Nashville, Tenn. 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William G. Ruegge, Sr. (NAME)	Kimbrough-Kavanaugh & Assoc. (NAME)	12 D 95552
3173 Gwynnwood Drive (STREET ADDRESS OR ROUTE NUMBER)	404 James Robertson Parkway (STREET ADDRESS)	
Nashville, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37219 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of ----------$18,300.00----------

- - - - - EIGHTEEN THOUSAND THREE HUNDRED AND NO/100 - - - - DOLLARS

Cash in hand paid, receipt of which is hereby acknowledged,

We, Custom Builders' Steel, Inc., _____ have bargained and sold, and by these presents do transfer and convey unto the said William G. Ruegge, Sr. and wife Anna Ruegge, 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. 49 on the Plan of Golden Valley Estates, Section 1, as of record in Book 4175, page 142, Register's Office for Davidson County, Tennessee.

Beginning at a point in the northerly margin of Ewingwood Drive, being the common corner of Lots Nos. 49 and 50; thence westerly with the margin of said Ewingwood Drive 88.7 feet; thence northwesterly around a curve 38.78 feet to a point in the easterly margin of Gwynnwood Drive, thence northerly with the margin of the same 53.82 feet to a point being the common corner of Lots Nos. 48 and 49, thence easterly with the line between Lots Nos. 48 and 49 easterly 114.92 feet to a point, thence southerly 81.35 feet to the point of beginning.

Being the same property conveyed to Custom Builders' Steel, Inc., by deed from Lewis Gaines, Trustee, of record in Book 4510, page 498, said Register's Office.

This is unimproved (_) improved (X) property, known as 3173 Gwynnwood 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 10th day of September, 19 71

Secretary-Treasurer

President

822

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Eddie R. Townsend and Lewis Gaines (~~his oath~~) with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the President and Secretary-Treasurer respectively of the Custom Builders' Steel, Inc. the within named bargainor, a corporation, and that (~~he~~) as such President and Secretary-Treasurer (they), being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Eddie R. Townsend as such President, and attesting the same by the said Lewis Gaines as such Secretary-Treasurer.

Witness my hand and official seal at office at Nashville, Tennessee on this the 10th day of September, 19 71.

My commission expires JAN. 30, 1974

_____
Notary Public

WARRANTY DEED

FROM
Custom Builders' Steel, Inc.

TO
William G. Ruegge, Sr., et ux

KK & A Box # 4

B 30122

IDENTIF. REFERENCE

SEP 10 3 13 PM '71

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

18,300.00

SEP 10 71	CONV			
SEP 10 71 S TAX		A*	47.58	
SEP 10 71 PR FEE		A*	.50	
SEP 10 71 W DEED		A*	4.00	* 52.08

BK 4532 PG 324