FORM NO. WD-1

BOOK 4577 PAGE 101

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 2.00

William H. Osburn
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF Feb. 1972.

Notary Public

MY COMMISSION EXPIRES: Aug. Regular

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

GLENN E. SAGER, ATTORNEY, 923 Main Street, Nashville, Thenn. 37206
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WILLIAM H. OSBURN et al (NAME)	WILLIAM H. OSBURN (NAME)	Map 28
529 Donald Avenue (STREET ADDRESS OR ROUTE NUMBER)	529 Donald Avenue (STREET ADDRESS)	Par 81
Goodlettsville, Tenn. 37072 (CITY) (STATE) (P. O. ZIP)	Goodlettsville, Tenn. 37072 (CITY) (STATE) (ZIP)	

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, CHARLES E. MARTIN and wife FRANCES B. MARTIN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO WILLIAM H. OSBURN and wife YVONNE B. OSBURN

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 14th Civil District of Davidson County, Tennessee, being Tract No. 14 of the Edward W. Thompson property described according to a survey by Southeastern Engineering Company under date of October 15, 1967 as revised April 18, 1968, as follows:

Beginning at a point in the southerly margin of Ridge Hill Drive 207.87 feet West of the westerly line of the Thompson property of record in Book 2959, page 237, Register's Office for Davidson County, Tennessee; thence S. 6° 31' W. 960.89 feet to a point; thence westerly 250.0 feet to a point; thence N. 5° 53' E. 980.61 feet to the southerly margin of Ridge Hill Drive; thence with the southerly margin of Ridge Hill Drive easterly 257.53 feet to the point of beginning containing 5.64 acres ±.

Being the same property conveyed to Charles E. Martin and wife, Frances B. Martin by deed from Edward W. Thompson and wife, Velura Thompson of record in Book 4556, page 596, Register's Office for Davidson County, Tennessee.

unimproved (X)
This is improved ( ) property, known as Ridge Hill Drive
(House Number) (Street) (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 hands this 16th day of February, 1972

Charles E. Martin

Frances B. Martin

STATE OF TENNESSEE
Davidson County

BOOK 4577 PAGE 102

Personally appeared before me, Grace A Boggs, a Notary Public in and for said County and State, the within named CHARLES E. MARTIN and wife, FRANCES B. MARTIN

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 16th day of February 19 72

Commission expires My Commission Expires Aug. 9, 1973 Grace A Boggs
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) as such _____ and (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 _____ 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
CHARLES E. MARTIN and wife

TO
FRANCES B. MARTIN

FROM
WILLIAM H. OSBURN and wife,

TO
YVONNE B. OSBURN

B 48743

IDENTIF. REFERENCE

FEB 16 1 52 PM '72

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAIL TO: William H. Osburn, 529 Donald Ave, Goodlettsville, Tenn. 37072

FEB16 72	CONV	*2,700.00			
FEB16 72	S'TAX		A*	7.02	
FEB16 72	PR'FEE		A*	.50	
FEB16 72	W'DEED		A*	4.00	* 11.52