BOOK 4587 PAGE 945 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $8,100.73

Ann Rippy
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28 DAY OF March, 1972.

Notary Public

MY COMMISSION EXPIRES: Dec. 9, 1975

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Caesar E. Urrutia, 1623 Parkway Towers, Nashville, Tennessee 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mrs. Ann Rippy (NAME)	Home Federal Savings & Loan Assn. (NAME)	Map 71-3
213 Queens Street (STREET ADDRESS OR ROUTE NUMBER)	1 & C Tower (STREET ADDRESS)	Plc. 137
Nashville, Tennessee 37219 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Pat

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, I, Mary D. Kelley

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ann Rippy

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 Davidson County, Tennessee, being the east 67 feet of Lot No. 134 on the Map of J. B. Haynie's Oriental Plan, of record in Book 161, pages 26 and 27, Register's Office for said County.

Said part of Lot No. 134 fronts 67 feet on the north side of Queen Street and runs back between parallel lines, 140 feet to an alley.

Being the same property conveyed to William R. Kelley and wife, Mary D. Kelley, by deed from Leon Isiah Adcock and wife, Clara W. Adcock, of record in Book 3954, page 66, Register's Office for Davidson County, Tennessee, the said William R. Kelley having since died.

This is { unimproved ( ) improved (X) } property, known as 213 Queens, Street, Nashville, Tennessee
(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 My hand this 28th. day of March, 19 72

Mary D. Kelley

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STATE OF TENNESSEE
Davidson County

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Personally appeared before me, JAMES M. FOSTER, a Notary Public in and for said County and State, the within named Mary D. Kelley

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 28th. day of March 1972

Commission expires Dec. 9, 1975

James M. Foster
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) (himself) (themselves) 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

WARRANTY DEED

FROM Mary D. Kelley

TO Ann Rippy

B 5 3 7 1 6

IDENTIF. REFERENCE

MAR 29 9 45 AM '72

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAR29	CONV	*8,100.73			
MAR29	STAX		A*	21.06	
MAR29	PRTFEE		A*	.50	
MAR29	WDEED		A*	4.00	* 25.56

File: Foster Realty Co