WARRANTY DEED

(CORPORATE FORM)

THIS [illegible]
WHE[illegible]
112 [illegible]
NASHVILLE, TENN. [illegible]

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Form #WD5

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Charles S. Ryan (NAME)	First Investment Company (NAME)	Map 73-1
2741 Bobby Avenue (STREET ADDRESS OR ROUTE NUMBER)	2244 Mock Road (STREET ADDRESS)	Par 86
Nashville, Tenn-37216 (CITY) (STATE) (ZIP)	Columbia, Ohio - 43219 (CITY) (STATE) (ZIP)	15D-53480

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) ----------

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Dollars,

cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged,

D & D INVESTMENT COMPANY, A Tennessee Corporation

has bargained and sold, and does hereby transfer and convey unto the said

CHARLES S. RYAN and wife, JEANIE C. RYAN

their ~~successors~~ *heirs and assigns,*

certain real estate in Davidson *County, Tennessee, as follows:,*

LAND in Davidson County, Tennessee, being Lot No. 36 on the Map of Happy Valley, Section B, not of record, described according to a survey made by Z. J. Wilkinson, Surveyor, dated September 2, 1945, and further described according to a survey of John B. Kohl, III, dated February 13, 1973, Job No. W21278, as follows:

BEGINNING on the northerly margin of Bobby Avenue at a point 1250 feet east of the easterly margin of Cooper Lane, thence with said Avenue easterly 75 feet to the corner of Lots 36 and 37; thence with the line between said two lots northwardly 140 feet to the common corner of Lots 36 and 37; thence westwardly 75 feet to a point; thence with the line between Lots 35 and 36 southwardly 140 feet to the beginning.

BEING the same property conveyed to D. & D. Investment Company, a Tennessee Corporation, by deed from Rutherford Deaton and wife, Gladys Inez Deaton of record in Deed Book 4639, page 1, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 13,500.00

Subscribed and sworn to before me, this the 19th day of March 19 73

Corinne B Baker
Affiant

My commission expires: 2-1-75 (Affix Seal)

Mary F. Montgomery
Notary Public

This is improved (X) unimproved ( ) property, known as 2741 Bobby Avenue, Nashville, Tennessee-37216
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantees, their

~~successors~~ *heirs and assigns forever. Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered.*

Grantor further covenants and binds itself, its successors and representatives, to warrant and forever defend the title to said real estate to said Grantees, their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness my *hand this* 17 *day of* March, 19 73, *the corporate party, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

D & D INVESTMENT COMPANY

By: Don Hall

Don Hall, President

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STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ Dickson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Don Hall, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be President of the D & D Investment Company, the within named bargainor, a corporation, and that he as such President being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by him self as President.

Witness my hand and seal, at office in Dickson, Tennessee, this 17 day of March, 1973.

Lucy Overton Notary Public

Commission expires Oct 24 1976

MAR20 73 CONV 13,500.00
MAR20 73 S'TAX A* 35.10
MAR20 73 PR'FEE A* .50
MAR20 73 W'DEED A* 4.00 * 39.60

WARRANTY DEED

FROM

D & D INVESTMENT COMPANY

TO

CHARLES S. RYAN, ET UX

B 98945

IDENTIF. REFERENCE

MAR 20 3 11 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys TITLE COMPANY
STAHLMAN BUILDING
Real Estate