This instrument prepared by:
Willis, Knight & Barr
700 Union Street
Nashville, Tenn. 37219

mail to

WARRANTY DEED

BOOK 4708 PAGE 687

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Kenneth P. Ruane and wife, Janice M. Ruane	Security Federal Sav. & Loan Assn.	Map 75-8
(NAME)	(NAME)	
641 Albany Drive	500 Union Street	Par. 46
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, Tenn.	Nashville, Tennessee 37219	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)

Dollars,

and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay an indebtedness as evidenced by an instrument of record in Book 4542, page 536, Register's Office for Davidson County, Tennessee.

James Reid Lisk Sr., et ux

have this day bargained and sold, and do hereby transfer and convey unto the said Kenneth P. Ruane and wife, Janice M. Ruane, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 251 on the Plan of Tulip Grove, Section 4, as of record in Book 4175, page 12, Register's Office for said County.

Said Lot fronts 80 feet on the easterly side of Albany Drive and extends back 152.85 feet on the southerly line and 150 feet on the northerly line to a dead line and measures 80.05 feet.

Being the same property conveyed to James Reid Lisk, Sr., et ux, by deed from Melvin E. Baker and wife, Betty C. Baker, of record in Book 4542, page 534, Register's Office for said County.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness and the insurance are transferred to purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 34,500.00

Affiant

Subscribed and sworn to before me, this the 18th day of May, 1973

Notary Public

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

This is improved ( ) unimproved (X) property, known as 641 Albany Drive, Hermitage, Tenn.
(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

Kenneth P. Ruane and wife, Janice M. Ruane, their

(successors), heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.* except for the 1973 taxes which have been prorated and assumed by the grantees herein and deed of trust noted above.
We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Kenneth P. Ruane and wife, Janice M. Ruane, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 18th day of May, 1973, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said date and date.

James Reid Lisk Sr.

Hazeline M. Lisk

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, John W. Wayland a Notary Public in and for said County and State, James Reid Lisk, Jr. and Hayeline M. Lisk

the within named 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 18th day of May, 1973.

John W. Wayland Notary Public

Commission expires 2-1-75

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

WARRANTY DEED

FROM

JAMES REID LISK, SR. ET UX

TO

KENNETH P. RUANE AND WIFE, JANICE M. RUANE

C 0 7 2 4 4

IDENTIF. REFERENCE

MAY 18 3 19 PM '73

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

MAY18	CONV	34,500.00				
MAY18	STAX		A*	89.70		
MAY18	PRFEE		A*	.50		
MAY18	MDEED		A*	4.00	*	94.20

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE