BOOK 4731 PAGE 656 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $4,200.00

Perry T. Riley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 26th DAY OF July, 1973

James H. Stinnett
Notary Public

MY COMMISSION EXPIRES: 10/31/76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Robertson, Stinnett & Coss, Attys., P.C., Ashland City, Tennessee 37015
NAME ADDRESS

MAIL TO

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Perry T. Riley et ux (NAME)	Same (NAME)	
406 Bonnawood Dr. (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	28
Hermitage, Tenn. 37076 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	72

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, Freddie Martin Brown and wife, Rebecca Ann Brown

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Perry T. Riley and wife, Dianne Riley

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. 10 of the Edward W. Thompson property described according to a survey by Southeastern Enginnering Company under date of October 15, 1967, as revised April 18, 1968, as follows:

Beginning at a point in the northerly margin of Ridge Hill Drive, said point being the westerly line of the M. E. Spruill property of record in Book 3761, page 337, Register's Office for Davidson County, Tennessee; thence with Spruill's westerly line, N 5° 30' E 741.81 feet to a point; thence N 69° 10' W 190 feet to a point; thence S 14° 42' W 685.36 feet to a point in the northerly margin of Ridge Hill DRive, said point being the beginning of a curve; thence around said curve with the northerly margin of Ridge Hill Drive, 324.04 feet to the point of beginning, and containing 4.13 acres, more or less.

BEING the same property conveyed to Freddie Martin Brown and wife, Rebecca Ann Brown, by deed from Charles E. Jones and wife, Geneva M. Jones, of record in Book 4612, page 152, Register's Office for Davidson County, Tennessee.

As a part of the consideration for this conveyance, the grantees assume and agree to pay the remaining principal balance in the amount of $2,582.33 on a certain note payable to the order of Charles E. Jones, and more particularly described in Installment Deed of record in Book 4612, page 152, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved ( ) property, known as _____
(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 26th day of July, 1973

Freddie Martin Brown

Rebecca Ann Brown

STATE OF TENNESSEE
~~Davidson~~ Cheatham County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Freddie Martin Brown and wife, Rebecca Ann Brown

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 Ashland City, Tennessee, this 26th day of July 1973

Commission expires 10-31-76

James W. Stennett, Jr.
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 / 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

FREDDIE MARTIN BROWN et ux

TO

PERRY T. RILEY et ux

C 16996

IDENTIF. REFERENCE

JUL 27 9 13 AM '73

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

JUL 27	CONV	*4,200.00			
JUL 27	S'TAX		A*	10.92	
JUL 27	PB'FEE		A*	.50	
JUL 27	W'DEED		A*	4.00	* 15.42