BOOK 4764 PAGE 433

Prepared by: King, Benson & Ballow
733 Stahlman Building
Nashville, Tennessee 37201

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Fred D. Ryder, et ux (NAME)	Old Hickory Employees Credit Union (NAME)	4 D 27222
305 Brandywine Drive (STREET ADDRESS OR ROUTE NUMBER)		54-13-73
Old Hickory, Tennessee (CITY) (P. O. ZONE) (STATE)	Old Hickory, Tennessee (STREET ADDRESS) (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------

Ten and No/100 Dollars ----------($10.00)---------- *Dollars,*

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption by the said Grantees of the unpaid principal balance owing on a note in the original amount of $35,567.85 to Old Hickory Employees Credit Union, secured by a deed of trust to M. T. Fields, Trustee, of record in Book 4588, page 154, Register's Office for Davidson County, Tennessee.

Joseph C. Brown and wife, Glennie M. Brown,

have this day bargained and sold, and do hereby transfer and convey unto the said

Fred D. Ryder and wife, Carol F. Ryder, their

(successors), heirs and assigns,

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

Land in Davidson County, Tennessee, being Lot No. 49 on the Plan of Brandywine Farms, Section 1, as of record in Book 3600, pages 79 and 80, Register's Office for said County.

SAid Lot No. 49 fronts 135.0 feet on the east side of Brandywine Drive and extends back between lines 275.4 feet on the north line and 355.0 feet on the south line to a dead line in the rear on which it measures 149.0 feet thereon.

Being the same property conveyed to Joseph C. Brown and wife, Glennie M. Brown by deed from Charles B. Clark and wife, Nina C. Clark, of record in Book 4588, page 152, 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 $ 56,000.00

Subscribed and sworn to before me, this the 13 day of November 19 73

My commission expires: March 6, 1977 (Affix Seal)

Affiant: Fred D. Ryder

Notary Public: Thomas M. Moore

STATE OF TENNESSEE AT LARGE

This is unimproved ( ) improved (X) property, known as 305 Brandywine Drive, Old Hickory, Tennessee
(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

Fred D. Ryder and wife, Carol F. Ryder, 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 as herein mentioned.

We *further covenant and bind* ourselves/our *heirs 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 our hand s *this* 20 *day of* October, 1973, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Joseph C. Brown

Glennie M. Brown

BOOK 4764 PAGE 434

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Thomas M. Moore, a Notary Public in and for said County and State, Joseph C. Brown and wife, Glennie M. Brown

the within named bargainors, 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 Old Hickory Tennessee, this 20 day of October, 1973

Thomas M. Moore Notary Public

Commission expires March 6, 1977

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

Joseph C. Brown, et ux

TO

Fred D. Ryder, et ux

RETURN TO:

TOM MOORE, REALTORS
334 W. Main Street
Hendersonville, Tenn. 37075

C 3 1 7 6 9

IDENTIF. REFERENCE

Nov 14 9 14 AM '73

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

NOV 14 75	CONV	56,000.00			
NOV 14 75	S TAX		A*	145.60	
NOV 14 75	PR FEE		A*	.50	
NOV 14 75	W DEED		A*	4.00	* 150.10