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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 2 DAY OF March 1974.

Notary Public

MY COMMISSION EXPIRES: Aug 5, 1975

(AFFIX SEAL)

This Instrument Was Prepared By
DINNEY, LACKEY, CHERNAU & CASTLEY
218 Third Avenue North
Nashville, Tennessee 37201

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas M. Ritchey (NAME)	FIRST FEDERAL S & L. (NAME)	
144 CLEARLAKE DR. EAST (STREET ADDRESS OR ROUTE NUMBER)	4th & UNION (STREET ADDRESS)	136-7
NASHVILLE, TENN 37217 (CITY) (STATE) (P. O. ZIP)	NASHVILLE, TENN. (CITY) (STATE) (ZIP)	116 pw

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~~ I, DAVID J. PUTNAM

HEREINAFTER CALLED THE GRANTOR~~S~~ HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS M. RITCHEY AND WIFE, LORA J. RITCHEY

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 Lot No. 178 on the Plan of Priest Lake Park, Section 4, as of record in Book 4660, pages 15, 16, and 17, Register's Office for Davidson County, Tennessee.

Said Lot fronts 72.0 feet on Clearlake as measured around a slight curve, and extends back 151.95 on left margin then right 55.78 feet to pin, then right 113.61 to corner then 126.08 on right side back to line in front on Clearlake Drive.

Being the same property conveyed to David J. Putnam and wife, Tina L. Putnam by deed from Chester L. Beaver and wife, Darla A. Beaver of record in Book 4752, page 607, said Register's Office, and by Quitclaim deed from David J. Putnam and wife, Tina L. Putnam to Robert F. Spann, Trustee, to David J. Putnam of record in Book _____, page _____, Register's Office for Davidson County, Tennessee.

This is ~~unimproved ( )~~ improved (X) property, known as 144 Clearlake Drive, Nashville, Tennessee 37217
(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 ~~X~~ this 2 day of March, 19 74

X David J. Putnam

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Charles A. Wells, Jr., a Notary Public in and for said County and State, the within named David J. Putnam

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 1st day of March 1974

Commission expires Aug 5, 1975

Charles A. Wells, Jr.
Notary Public

CHARLES A. WELLS, JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

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
David J. Putnam

TO
Thomas M. Ritchey et ux.

C 4 4 3 4 6

IDENTIF. REFERENCE

MAR 5 2 36 PM '74

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAR-5	CONV	45,917.88			
MAR-5	S'TAX		A*	119.34	
MAR-5	PR'FEE		A*	.50	
MAR-5	W'DEED		A*	4.00	* 123.84