BOOK 4807 PAGE 461

FORM NO. WD-1

THIS INSTRUMENT PREPARED BY
THOMAS, HALLIBURTON, BALLIN & FORTAS
107 PARKWAY TOWERS
NASHVILLE, TENNESSEE 37219

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $24,500.00

Lloyd C Gardner
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF April, 1974.

Barbara Kilgore
Notary Public

MY COMMISSION EXPIRES: 5/31/77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Lloyd C. Gardner (NAME) | NATIONAL MORTGAGE COMPANY (NAME) | |
| 606 Gibson Drive (STREET ADDRESS OR ROUTE NUMBER) | 4041 Knight Arnold Road (STREET ADDRESS) | 42-16-137 |
| Madison, Tennessee (CITY) (STATE) (P. O. ZIP) | Memphis, Tennessee 38118 (CITY) (STATE) (ZIP) | |

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, Buddy V. Rippy and wife, Louise S. Rippy

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lloyd C. Gardner

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. 56 on the Plan of Blair Heights, Section VI, as of record in Book 2331 Page 98 Register's Office for said County.

SAID Lot No. 56 fronts 100 feet on the westerly side of Gibson Drive and runs back 390 feet on the south line and 409.53 feet on the northerly line to a dead line in the rear on which it measures 101.89 feet.

Being the same property conveyed to Buddy V. Rippy and wife, Louise S. Rippy by Warranty Deed from Bobby Gene Kelley and wife, Delores C. Kelley, as of record in Book 2746 Page 445 Register's Office Davidson County, Tennessee.

This conveyance is made subject to Restrictive Covenants of record in Book 2490 Page 398 Register's Office said County.

This is improved (X) unimproved ( ) property, known as 606 Gibson Drive, Madison, Tennessee 37115
(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 hand s this 5th day of April, 19 74

Buddy V. Rippy

Louise S. Rippy

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Buddy V. Rippy and wife, Louise S. Rippy

the 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 Nashville, Tennessee, this 5th day of April 19 74

Commission expires 5/31/77

Barbara Kulczycki
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

C 5 0 6 8 5

WARRANTY DEED

FROM

TO

IDENTIF. REFERENCE

APR 19 10 19 AM '74

FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TENN.

| | | | | | | |
|---|---|---|---|---|---|---|
| APR 19 74 | CONV | 24,500.00 | | | | |
| APR 19 74 | S'TAX | | A* | 63.70 | | |
| APR 19 74 | PR'FEE | | A* | .50 | | |
| APR 19 74 | W'DEED | | A* | 4.00 | * | 68.20 |