FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $31,250.00

Bobby Ritchie
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF July 19 74.

Notary Public

MY COMMISSION EXPIRES: 4-8-77

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Foley & Weiss, Attorneys (NAME) 521 Stahlman Building Nashville, Tennessee 37201 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bobby Ritchie et ux (NAME)	JOHN W. MURPHREE COMPANY (NAME)	
508 Tuscarora Drive (STREET ADDRESS OR ROUTE NUMBER)	1283 Murfreesboro Road (STREET ADDRESS)	Map 162-3
Antioch (CITY) Tennessee (STATE) (P. O. ZIP)	Nashville, Tennessee 37217 (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, Martin Construction Company, a Tennessee Corporation

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Bobby Ritchie and wife Martha J. Ritchie

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. 146 on the plan of Haywood Hills, Section 3, of record in Book 4460, pages 164 and 165, Register's Office for said County, to which said plan reference is here made for a more complete legal description of said lot.

BEING PART of the same property conveyed to Martin Construction Company, by deed from Ervin M. Entrekin, Trustee, of record in Book 4713, page 990, REgister's Office for Davidson County, Tennessee.

This conveyance is subject to restrictive covenants of record in Book 4691, page 670, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantees herein.

This is unimproved ( ) improved (XX) property, known as 508 Tuscarora Drive (House Number) (Street) Antioch, Tennessee (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.

IN WITNESS WHEREOF, MARTIN CONSTRUCTION COMPANY, has caused its corporate name to be affixed hereto by its duly authorized officers this 25th day of July, 1974.

ATTEST:

MARTIN CONSTRUCTION COMPANY

Shirley A. Zeitlin
Shirley A. Zeitlin, Secretary-Treasurer

BY: Hubert G. Peeler
Hubert G. Peeler, Vice President

STATE OF TENNESSEE
Davidson County

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Personally appeared before me_____, a Notary Public in and for said County and State, the within named_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that_____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at_____, Tennessee, this_____ day of_____ 19____.

Commission expires_____

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Hubert G. Peeler and Shirley A. Zeitlin (his/her) with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Vice President and Secretary-Treasurer respectively of the Martin Construction Company the within named bargainor, a corporation, and that (he/she/they) as such Vice President and Secretary-Treasurer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Hubert G. Peeler as such Vice President, and attesting the same by the said Shirley A. Zeitlin as such Secretary-Treasurer.

Witness my hand and official seal at office at Nashville, Tennessee on this the 25th day of July, 1974.

My commission expires 11/8/75

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

file in box # 4

WARRANTY DEED

FROM

MARTIN CONSTRUCTION COMPANY, a

Tennessee Corporation

TO

Bobby Ritchie et ux

C 6 5 5 6 2

IDENTIF. REFERENCE

AUG 2 8 51 AM '74

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Tides Guaranteed
NASHVILLE, TENN.

AUG-2[illegible]	CONV	31,250.00				
AUG-2[illegible]	S'TAX		A*	81.12		
AUG-2[illegible]	PR'FEE		A*	.50		
AUG-2[illegible]	W'DEED		A*	4.00	*	85.62