BOOK 4944 PAGE 242 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $28,353.22

Dennis R. Wiley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF August, 1975

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, Attorneys, 112 Stahlman Building, Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Dennis R. Wiley (NAME)	First & Mid-South Mortgage Co. (NAME)	2DU 23413
4552 Xavier Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2568 (STREET ADDRESS)	Map 148-8
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	Par 132

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, RUSSELL C. RICE and wife, PEGGY J. RICE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DENNIS R. WILEY and wife, CHERRI L. WILEY

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. 108 on the Plan of Oakwood Terrace, Section Two, as of record in Book 4460, pages 118 and 119, Register's Office for said County.

SAID Lot No. 108 fronts 56.0 feet on the northerly side of Xavier Drive and extends back 130.04 feet on the westerly line and 138.17 feet on the easterly line to a rear line measuring 79.5 feet thereon.

BEING the same property conveyed to Russell C. Rice and wife, Peggy J. Rice by deed from Williamsburg Corporation of record in Book 4781, page 595, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage deed of trust to First & Mid-South Mortgage Company of record in Book 4781, page 597, said Register's Office, and that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said Grantees.

This is { unimproved ( ) improved (X) } property, known as 4552 Xavier Drive, Nashville, Tennessee
(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 21st day of August, 1975

Russell C. Rice
Russell C. Rice

Peggy J. Rice
Peggy J. Rice

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named RUSSELL C. RICE and wife, PEGGY J. RICE

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 Nashville, Tennessee, this 21st day of August 1975

Commission expires 2-5-77

Notary Public

NOTARY PUBLIC STATE OF TENNESSEE AT LARGE

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
RUSSELL C. RICE ET UX

TO
DENNIS R. WILEY ET UX

D 12332

IDENTIF. REFERENCE

AUG 21 3 41 PH '75

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TENN.

AUG 21 75	CONV	28,353.22			
AUG 21 75	S'TAX		A*	73.84	
AUG 21 75	PR'FEE		A*	.50	
AUG 21 75	W'DEED		A*	4.00	* 78.34

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

Box 8
Box 1

WILKINS & [illegible]
ATTORNEYS-AT-LAW
112 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201