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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 $ 4,500.00

George C. Ryan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF October 1975.

Thomas C. Jones
Notary Public

MY COMMISSION EXPIRES: 3-7-77

(AFFIX SEAL)

NOTARY PUBLIC STATE OF TENNESSEE LARGE

mail to

THIS INSTRUMENT WAS PREPARED BY
Mid- State Realty Company 1711 9th Ave N.
NAME ADDRESS

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| George C. Ryan (NAME) | Same (NAME) | 72-15-226 |
| 1711 9th Avenue North (STREET ADDRESS OR ROUTE NUMBER) | Same (STREET ADDRESS) | through 230 |
| Nashville, Tennessee 37208 (CITY) (STATE) (P. O. ZIP) | Same (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~~, I, Willie Rushford , Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO the said George C. Ryan , my one- half undivided interest, his

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:

Said Lots Nos. 23,24 and 25 front together 282.5 feet on the westerly side of Pennington Avenue and extend back 256.4 feet on the northerly line and 261.6 feet on the southerly line, with the northerly margin of a 28 foot Avenue to the easterly line of lots Nos. 12, 13 and 14, measuring 294 feet thereon.

Being the same property conveyed to Willie Rushford, Jr., and Kathleen Jones , by deed of Record in Book 4324, Page 968, R.O.D.C. , Tennessee.

This is unimproved (X) improved ( ) property, known as Pennington Street 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~~ hand this 31st day of October , 1975

Willie Rushford, Jr.

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Thomas C. Jones, a Notary Public in and for said County and State, the within named Willie Rushford, Jr.

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 31st day of October 1975.

Commission expires 3/7/77

Thomas C Jones
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 (their several oaths) (his oath) (themselves) (himself) acknowledged to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (they) (he) 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

D 24372

WARRANTY DEED

FROM

Willie Rushford, Jr.

( one- half undivided interest)

TO

George C. Ryan

IDENTIF. REFERENCE

Nov 14 9 48 AM '75

FELIX E. WILSON JR REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

| | | | | | |
|---|---|---|---|---|---|
| NOV 14 75 | CONV | *4,500.00 | | | |
| NOV 14 75 | S'TAX | | A* | 11.70 | |
| NOV 14 75 | PR'FEE | | A* | .50 | |
| NOV 14 75 | W'DEED | | A* | 4.00 | * 16.20 |