BOOK 5001 PAGE 524

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 28,500.00

John R. Richardson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF FEBRUARY 19 76

Notary Public

MY COMMISSION EXPIRES: 1-10-1979

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Harold Reeves, Attorney, 311 Plus Park Blvd, Nashville, Tennessee
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
John R. Richardson (NAME)	Mortgage Associates, Inc. (NAME)	8DA 33882
613 Continental Drive (STREET ADDRESS OR ROUTE NUMBER)	1835 Savoy Drive, N.E. (STREET ADDRESS)	102-3
Nashville, Tennessee 37209 (CITY) (STATE) (P. O. ZIP)	Atlanta, Ga 30341 (CITY) (STATE) (ZIP)	57

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, Thomas Cunningham et ux Gladys Cunningham

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John R. Richardson et ux Linda Dean Richardson

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:

BEING Lot No. 1225 on the Plan of Charlotte Park, Section 17, of record in Plat Book 3600, pages 21 and 22, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Thomas Cunningham et ux Gladys Cunningham by deed from Charles M. Holmes et ux Bessie K. Holmes of record in Book 4770, page 869, Register's Office, Davidson County, Tennessee.

THIS conveyance is made subject to restrictions and easements of record in the Register's Office for said County.

3-2-76 C.O. 28,500.00
S.T. 74.10
R.F. .50
W.D. 4.00 78.60

This is (unimproved) (X) property, known as 613 Continental Drive Nashville, Tennessee 37209
(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 27TH day of FEBRUARY, 1976

Thomas Cunningham Thomas Cunningham

Gladys Cunningham Gladys Cunningham

STATE OF TENNESSEE
Davidson County

Personally appeared before me, ~~the undersigned~~, a Notary Public in and for said County and State, the within named Thomas Cunningham et ux Gladys Cunningham

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 ~~27TH~~ day of ~~FEBRUARY~~ 19 76

Commission expires 1-29-79

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) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (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 _____

(his oath) (himself) (they) (he)

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19 ____.

My commission expires _____

Notary Public

D 38309

IDENTIF REFERENCE

MAR 2 11 07 AM '76

REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM
Thomas Cunningham et ux
Gladys Cunningham

TO
John R. Richardson et ux
Linda Dean Richardson