Prepared by Rick M. Johnson
95 White Bridge Rd. Suite 407
Nashville, Tennessee 37205

BOOK 5033 PAGE 856

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Charles J. Conner, Et ux	Mortgage Associates, Inc.	8DA-26626
(NAME) 583 Annex Court	(NAME) 1835 Savoy Drive, N. E. #300	Map 90 1203-18
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Atlanta, Georgia 30341	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00) *Dollars,*

Cash in hand paid, by the hereinafter named grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged,

We, Peter Eugene Lynch and wife, Susan L. Lynch

have this day bargained and sold, and do hereby transfer and convey unto the said Charles J. Conner and wife, Betty E. Conner

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 22 on the Plan of Charlotte Park Annex, as of record in Book 3700, page 49, Register's Office for Davidson County, Tennessee.

Said Lot No. 22 fronts 25 feet on the southerly side of Annex Court and extends back 220.2 feet on the westerly line and 126.4 feet on the northeasterly line to a broken line measuring 35.8 feet on the southwesterly portion thereof and 199.53 feet on the southeasterly portion thereof.

Being the same property conveyed to Peter E. Lynch, individual, by deed from William L. James, Jr. and wife, Prisilla J. James, of record in Book 4377, page 186, Register's Office for Davidson County, Tennessee.

Peter E. Lynch and Peter Eugene Lynch are one in the same person.

Susan L. Lynch hereby joins in conveyance to convey any and all rights she may have, especially her marital rights.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 30,000.00

Subscribed and sworn to before me, this the 8th day of June, 19 76

Affiant

My commission expires: 1/29/79 (Affix Seal)

Notary Public

This is improved (X) unimproved property, known as 535 Annex Court, Nashville, Tennessee (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Charles J. Conner and wife, Betty E. Conner their *(successors), heirs and assigns forever.* We *covenant that* We are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

We *further covenant and bind* ourselves; our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Charles J. Conner and wife, Betty E. Conner their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our hand S this 25th day of May, 19 76, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

x Peter Eugene Lynch

Susan L. Lynch

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, The Undersigned, *a Notary Public in and for said County and State,* Peter E. Lynch and wife, Susan L. Lynch

*the within named 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, Davidson County, *Tennessee, this* 25th *day of* May, *19*76

Commission expires 7-30-79

Notary Public

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

JUN 10 76 CONV 30,000.00
JUN 10 76 S'TAX B* 78.00
JUN 10 76 PR'FEE B* .50
JUN 10 76 W'DEED B* 4.00 * 82.50

D 53088

IDENTIF. REFERENCE

JUN 10 9 51 AM '76

REGISTER
DAVIDSON CO., TENN.

Alt Box 12

WARRANTY DEED

FROM
P.E. Lynch, Et ux

TO
C.J. Conner, Et ux

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238