FORM NO. WD-1

BOOK 5055 PAGE 897

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 31,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF July 19 76.

Notary Public

MY COMMISSION EXPIRES: Dec. 11, 1977

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
ALAN L. SATURN, Esq. 24th Floor, First American Center, Nashville, Tenn. 37238
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles R. Rippetoe et ux (NAME)	ALLSTATE ENTERPRISES MORTGAGE CORP. (NAME)	
638 Harding Place (STREET ADDRESS OR ROUTE NUMBER)	627 S. Manchester Avenue (STREET ADDRESS)	147-17
Nashville, Tenn. 37211 (CITY) (STATE) (P. O. ZIP)	Anaheim, California 92803 (CITY) (STATE) (ZIP)	49

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, T. P. Glenn and wife Jennie L. Glenn

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles R. Rippetoe and wife Louise Rippetoe

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 a house and lot located at 638 Harding Place, being lot 283, Section 2, Caldwell Hall Subdivision Recorded in Book 2900, Page 96, R.O.D. County, Tennessee, to which Plan reference is made for a more complete description.

Being the same property conveyed to Walter L.Hulan and wife Martha Sue Hulan,by deed from the Kennedy corporation,of record in Book 3283 page 65 Register's Office for Davidson County,Tennessee, and being the same property conveyed to T. P. Glenn and wife, Jennie L. Glenn, by Warranty Deed from Walter L. Hulan and wife, Martha Sue Hulan, of record in Book 4652, page 125, Register's Office for Davidson County.

This is { unimproved / improved } property, known as 638 Harding Place Nashville, Tennessee 37211
(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 21 day of July, 1976

T. P. Glenn

Jennie L. Glenn

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Charles A.Yancey, a Notary Public in and for said County and State, the within named T.P.Gleen , and Jennie L.Gleen

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 21 day of July 1976

Commission expires Dec.11 1977

Charles A. Yancey
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 (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
T. P. GLENN, et ux

JENNIE L. GLENN

TO
CHARLES R. RIPPETOE, et ux

LOUISE RIPPETOE

PLEASE MAIL RECORDED DEED TO:
Alan L. Saturn, Esquire
24th Floor
First American Center
Nashville, Tennessee 37238

AUG 10 76 CONV
AUG 10 76 S'TAX
AUG 10 76 PR'FEE
AUG 10 76 W'DEED

D 62589

IDENTIF. REFERENCE

AUG 10 12 01 PM '76

REGISTER
DAVIDSON COUNTY, TENN.

File

31,500.00

B* 81.90
B* .50
B* 4.00
* 86.40

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.