WARRANTY DEED

BOOK 5068 PAGE 122

RYALS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Thomas J. Ryals & Wife	Same	
(NAME)	(NAME)	164
2961 Creekview	(STREET ADDRESS)	55
(STREET ADDRESS OR ROUTE NUMBER)		pw
Nashville Tenn.		
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars, and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

I, Juanita D. Hannah , unmarried

have this day bargained and sold, and do hereby transfer and convey unto the said Thomas J. Ryals and wife, Brenda H. Ryals their (~~XXXXX~~ heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being land in the 2nd, formerly 3rd, Civil District of Davidson County, Tennessee, being Lot No. 1 on the Map of W. C. Tomlin Subdivision of Lots Nos. 4 and 5 on the Plan of Brent Lands as of record in Minute Book "O" page 212 County Court for said County and described according to a survey by John J. O'Connor, dated October 23, 1971 as follows:

Said Lot No. 1 fronts 282.3 feet on the northerly side of Hamilton Church Road and runs back 353 feet on the westerly line and 346.6 feet on the easterly line to a dead line in the rear measuring 242.7 feet thereon, and containing 2.11 acres more or less.

Being the same property conveyed to Joseph Fred Hannah and wife, Juanita D. Hannah by deed from William C. Tomlin and wife, Evelyn C. Tomlin of record in Book 4574, page 574, Register's Office in Davidson County, Tennessee. The said Joseph Fred Hannah is now deceased.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 7,000.00

Subscribed and sworn to before me, this the 14th day of September 1976

Affiant: Juanita D. Hannah

My commission expires: (Affix Seal)

Notary Public: J. H. McDonald Dep Register

This is unimproved ( ) improved ( ) property, known as (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 Thomas J. Ryals and wife, Brenda H. Ryals, their (~~XXXXX~~, heirs and assigns forever. I covenant that I am lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

I further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to said real estate to said RYALS Thomas J. Ryals and wife, Brenda H. Ryals, their (~~XXXXX~~, heirs and assigns, against the lawful claims of all persons.

Witness my hand this 14 day of September, 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 Juanita D. Hannah

This Instrument Was Prepared By

Dewey W. Pedigo

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Phillip Saindon, a Notary Public in and for said County and State, Juanita D. Hannah

the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 14 day of September, 19 76

Commission expires Jan. 29, 1980 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 _____

SEP 14 76 CONV *7,000.00
SEP 14 76 S'TAX B* 18.20
SEP 14 76 PR'FEE B* .50
SEP 14 76 W'DEED B* 4.00 * 22.70

WARRANTY DEED

FROM
JUANITA D. HANNAH
TO
THOMAS J. RYALLS, ET UX

D 67749

IDENTIF. REFERENCE

SEP 14 1 30 PM '76

FELIX ... REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

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

PEDIGO & SAINDON