WARRANTY DEED

BOOK 5072 PAGE 321

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 39957

+ Thomas Mayberry
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24 DAY OF Sept. 19 76

Notary Public

MY COMMISSION EXPIRES: 11-25-76

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Traber & Robinson, Attys 217 Shady Grove Rd. Nashville, TN. 37214
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas H. Mayberry (NAME)	Guaranty Mortgage Co. (NAME)	
2860 Creekview Dr. (STREET ADDRESS OR ROUTE NUMBER)	First American Center (STREET ADDRESS)	150-5
Nashville, TN. 37217 (CITY) (STATE) (P. O. ZIP)	Nashville, TN. 37237 (CITY) (STATE) (ZIP)	109

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 J. Ryals and wife, Brenda H. Ryals

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas H. Mayberry and wife, Linda S. Mayberry

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. 664 on the Plan of Edge-O-Lake Estates, Section 16, as of record in Book 4175, page 157, Register's Office for said County, to which plan reference is here made for a more complete and accurate description of said lot.

Being the same property conveyed to Thomas J. Ryals and wife, Brenda H. Ryals by deed from R.W. Cravens and wife, Inez Cravens, as of record in Book 4579, page 621, said Register's Office.

The Grantees herein assume and promise to pay an obligation evidenced by an instrument of record in Book 4579, page 623, said Register's Office.

The escrow account as it relates to this property is hereby transferred to the Grantees, as is the hazard insurance.

unimproved ( )
This is improved (X) property, known as 2860 Creekview Drive, Nashville, TN. 37217
(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 unincumbered, 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 24th day of September, 19 76

Thomas J. Ryals

Brenda H. Ryals

STATE OF Tennessee
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Thomas J. Ryals and wife, Brenda H. Ryals

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, TN. this 24th day of September, 19 76

Notary Public

Commission Expires 11-20-76

TRAVIS NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF
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 purpose 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 6 9 8 3 2

IDENTIFICATION REFERENCE

SEP 27 1 15 PM '76

REGISTER DAVIDSON COUNTY, TENN.

SEP 27 76	CONV	30,757.00			
SEP 27 76 S'TAX			B*	80.08	
SEP 27 76 PR'FEE			B*	.50	
SEP 27 76	W'DEED		B*	4.00	* 84.58

WARRANTY DEED

FROM

Thomas J. Ryals et ux

TO

Thomas H. Mayberry et ux

TITLE INSURED BY POLICY NUMBER:

Title Associates, Inc. Livery of Seizin

Compliments of

Title Associates, Inc.

REPRESENTING

U-LIFE TITLE INSURANCE Company of New York