BOOK 5082 PAGE 30

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Kelley E. Ryan, et ux	John W. Murphree Company	6DU-28720
(NAME)	(NAME)	146-B
5032 Trousdale Drive	1283 Murfreesboro Road	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	146 PW
Nashville, Tennessee 37220	Nashville, Tennessee 37217	
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of TEN and no/100 ($10.00)---------- DOLLARS

cash and other good and valuable consideration, the receipt of which is hereby acknowledged,

JACK M. JONES and wife, LINDA S. JONES

OCT26~	CONV	33,900.00			
OCT26~S'TAX			B*	88.14	
OCT26~PR'FEE			B*	.50	
OCT26~	W'DEED		B*	4.00	* 92.64

have bargained and sold, and by these presents do transfer and convey unto the said KELLEY E. RYAN and wife, KATHLEEN D. RYAN

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 229, on the Plan of Crieve Hall Estates, Section II, as of record in Book 2133, page 45, Register's Office for said County, and described as follows:

Beginning at a point in the easterly margin of Trousdale Drive, at the corner of Lots Nos. 229 and 230; thence along the margin of said Drive, in a northerly direction, 177.66 feet to a monument; thence around a curve, in a northeasterly direction, 39.27 feet to a monument in the south margin of Barrywood Drive; thence with the margin of said Drive, easterly 190 feet to a monument; thence South along the rear line of Lot No. 229, 147.5 feet to the corner of Lots 229 and 230; thence with the line between said lots, west 205.4 feet to the point of beginning.

Being the same property conveyed to Jack M. Jones and wife, Linda S. Jones by deed from H. Donald Kohl, unmarried of record in Book 3914, page 597, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions of record in Book 2146, page 138, and amended in Book 2153, page 523, said Register's Office and such restrictions as might be made applicable.

unimproved ( )
This is improved (X) property, known as 5032 Trousdale Drive (House Number) (Street)
Nashville, Tennessee 37220
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 19th day of October, 19 76.

By: Jack M. Jones
Jack M. Jones

By: Linda S. Jones
Linda S. Jones

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Betty N. Todd, a Notary Public in and for said County and State, the within named Jack M. Jones and Linda S. Jones

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 19th day of October, 1976.

My commission expires November 10, 1979 Notary Public Betty N. Todd

NOTARY PUBLIC AT LARGE TENNESSEE

STATE OF TENNESSEE
COUNTY OF _____

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted, and who, upon oath, acknowledged _____ to be _____ and _____ respectively of the _____, the within named bargainor, a corporation, and that _____ 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 seal, at office in _____, this _____ day of _____, 19____.

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 33,900.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Kelley E. Ryan

Kelley E. Ryan

Sworn to and subscribed before me
this 19th day of October, 19 76.

My commission expires November 10, 1979 Notary Public Betty N. Todd

NOTARY PUBLIC AT LARGE TENNESSEE

This instrument was prepared by:

John W. Murphree Company,	1283 Murfreesboro Road, Nashville, Tennessee 37217
Name	Address

WARRANTY DEED

FROM

Jack M. Jones

TO

Linda S. Jones

Kelley E. Ryan

Kathleen D. Ryan

D 74281

Please return to:
John W. Murphree Company
1283 Murfreesboro Road
Nashville, Tennessee 37217

REFERENCE

4 02 PM '76

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219