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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $19750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF Dec. 1976

Notary Public

MY COMMISSION EXPIRES: 5-23-79

(AFFIX SEAL)

PREPARED BY:
A. BRADEN FLOYD, JR. ATTY.
[illegible] WHITE BRIDGE ROAD
NASHVILLE, TN 37209

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Verney Wayne Boyett et ux	The Galbreath Mort. Co.,	90 - 12
(NAME)	(NAME)	
6204 Freedon Dr.	101 East Town, St.,	233
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nash. Tn. 37209	Columbus, Ohio 43215	
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, Albert Ray Richards and wife, Theresa K. Richards

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO A Verney Wayne Boyett and wife, Deborah Boyett

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. 14 on the Plan of Westboro Subdivision, Section 5, as of record in Book 3300, page 3, Register's Office for said County, described as follows:

Beginning at apoint in the southerly margin of Freedom Drive, said point being the common corner of Lots 13 and 14; thence along the lot lines between Lots 13 and 14, in a southerly direction 83.0 feet to a point, where Lots 13, 14 and 15 intersect; thence along the line between Lots 14 and 15 in an easterly direction 94 feet to a point in the westerly margin of Freedom Place; thence along the said margin of said Place in a northerly direction, 61.3 feet to a point, the beginning of a curve to the left; thence around said curve in a northwesterly direction 40.35 feet to a point in the southerly margin of Freedom Drive; thence along the said margin of said Drive in a westerly direction 71.6 feet to the point of beginning.

Being the same property conveyed to Albert Ray Richards and wife, Theresa K. Richards by deed from Gary D. Jones and wife, Opal Jones, of record in Book 4798, page 97, Register's Office for Davidson County, Tennessee.

The Grantee's herein assume and agree to pay the balance of a mortgage secured by a deed of trust recorded in Book 4798, page 99, said Register's Office on the herein described property.

This is unimproved ( ) improved (X) property, known as 6204 Freedon Drive., Nashville, Tennessee 37209
(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 hand s this 2 day of DECEMBER, 1976

Albert Ray Richards

Theresa K. Richards

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STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Albert Ray Richards and wife, Theresa K. Richards

the 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, Tennessee, this 2 day of December 1976

Commission expires 5-23-77

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 (their several oaths) (his oath) (themselves) (himself) acknowledged 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
ALBERT RAY RICHARDS ET UX

TO
VERNEY WAYNE BOYETT ET UX

D 79615

IDENTIF. REFERENCE

DEC 3 10 17 AM '76

REGISTER
DAVIDSON COUNTY TENN.

File
A. Braden Floyd, Jr.,

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

DEC-3 76	CONV	19,750.00			
DEC-3 76 S'TAX			B*	51.22	
DEC-3 76 PR'FEE			B*	.50	
DEC-3 76	W'DEED		B*	4.00	* 55.72