HOME FEDERAL S & L

This Form furnished by Attorneys Title Company, Inc.

BOOK 5096 PAGE 573

Form No. WD-2

FROM

JAMES R. RYAN, ET UX

TO

ALVIN W. TERRELL & SON, INC.

Prepared by For draftsman's use
R. R. Hedgepath, Atty.
802-51st Ave. N.
Nashville, TN 37209

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Alvin W. Terrell & Son, Inc. (NAME)	Same (NAME)	M. 112
6565 Premier Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	P/O 99
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Pat

(FOR REGISTER'S USE)

IDENTIF. REFERENCE T

DEC 14 3 19 PM '76

REGISTER DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 12,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF December 1976

Notary Public

MY COMMISSION EXPIRES: 3-27-79

(AFFIX SEAL)

B8114'

For and in Consideration of the sum of Ten and 00/100 ($10.00) DOLLARS

cash in hand paid receipt of which is hereby acknowledged

we, James R. Ryan and wife, Star Walker Ryan

have bargained and sold, and by these presents do transfer and convey unto the said Alvin W. Terrell & Son, Inc.

their heirs and assigns, a certain tract or parcel of land in ~~Davidson~~ Cheatham County, State of Tennessee, described as follows, to wit:

A parcel of land lying almost wholly within Davidson County, Tennessee a small portion of which lies within the 12th Civil District of Cheatham County, Tennessee, described according to a survey by Jack R. Underwood, Surveyor, dated August, 1976, as follows:

Beginning at a point in the center of Sears Road, said point being 1185 feet, more or less, north of the intersection of Sears Road and Old Charlotte Pike, thence along the centerline of said Sears Road, North 65° 45' West 310 feet to a point; thence leaving the centerline of Sears Road, North 26° 30' West 288 feet to a point in the west side of Turner's Creek; thence crossing said creek, South 89° East 883 feet to a point; thence South 89° East 734 feet to a point; thence South 135 feet to a point; thence North 89° West 905 feet to a point; thence South 52° 09' West 483 feet to the point of beginning; containing 7 acres, more or less.

Being the same property conveyed to James R. Ryan and wife, Star Walker Ryan, by deed from Jack R. Underwood and wife, Mary Jo Underwood, of record in Deed Book 160, page 262, Register's Office for Cheatham County, Tennessee.

The undersigned Star W. Ryan and the said Star Walker Ryan are one and the same person.

BOOK 5096 PAGE 574 WD-2

This is {unimproved (X) / improved ( )} property, known as _____ (House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Alvin W. Terrell & Son, Inc. 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.

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.

Witness our hands S this 10th day of December, 19 76

James R. Ryan

Star W. Ryan

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James R. Ryan and wife, Star Walker Ryan

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, Tennessee, this 10 day of DEC., 19 76

Carol C Terrell, Notary Public.

Commission expires 6-13-78

CAROL C. TERRELL NOTARY PUBLIC DAVIDSON COUNTY TN MY COMMISSION EXPIRES

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 himself 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 himself as _____.

DEC 14 76 CONV 12,500.00
DEC 14 76 FEE B* .50
DEC 14 76 RECD B* 4.00 * 37.00

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____, Notary Public.

Commission expires _____.