FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $45,000.00

Patrick M Shannon
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF May, 1977

Notary Public

MY COMMISSION EXPIRES: 11-17-80

(AFFIX SEAL)

BOOK 5143 PAGE 699

THIS INSTRUMENT WAS PREPARED BY
From Information Furnished by the parties:
WILKINS, ADAMS & WEEMS, ATTORNEYS, 401 Union Street, Nashville, Tennessee 37219

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Patrick M. Shannon (NAME)	First and Mid-South Mortgage Co. (NAME)	6DU 36950
455 Manley Drive (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 2568 (STREET ADDRESS)	147-13-31
Brentwood, Tenn. 37027 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee, 37219 (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, JAMES O. RATCLIFFE AND WIFE, DOROTHY P. RATCLIFFE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO PATRICK M. SHANNON and wife, NANCY G. SHANNON

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:

LAND in Davidson County, Tennessee, being Lot No. 1065 on the Plan of Brentwood Hall, Section 14, as of record in Book 2663, page 129, Register's Office for said County, described as follows:

BEGINNING at a point in the northeasterly margin of Cochran Drive, at the corner of Lots Nos. 1064 and 1065; thence with the line between said lots, northeasterly 145 feet to a corner of Lot No. 1066; thence with the line between Lots Nos. 1065 and 1066 northwesterly 120.9 feet to the southerly margin of Manley Drive; thence with the margin of the same, southwesterly around a slight curve, 149.4 feet to the beginning of a curve; thence around said curve, southerly 40 feet to the margin of Cochran Drive; thence with the margin of the same, southeasterly 113.3 feet to the point of beginning.

BEING the same property conveyed to James O. Ratcliffe and wife, Dorothy P. Ratcliffe by deed from Andreas Schurer and wife, Thelma Lee Groves Schurer of record in Book 4231, page 834, Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 455 Manley Drive, Nashville, TN.
(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 seised 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 16th day of December, 19 76

James O. Ratcliffe

Dorothy P. Ratcliffe

STATE OF TENNESSEE
Davidson County

BOOK 5143 PAGE 700

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named James O. Ratcliffe and wife, Dorothy P. Ratcliffe

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 16th day of December, 19 76.

Commission expires 11-17-80

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 (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 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

E02095

IDENTIF. REFERENCE

MAY 4 3 03 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

WARRANTY DEED

FROM James O. Ratcliffe and wife,

TO Dorothy P. Ratcliffe

MAY-4	CONV	45,000.00			
MAY-4	S'TAX		B*	117.00	
MAY-4	PR'FEE		B*	.50	
MAY-4	W'DEED		B*	4.00	* 121.50

Rec'd Book 8 Cap

WILKINS, ADAMS & WEEMS, ATTORNEYS
401 Union Street
1100 Fidelity Federal Building
Nashville, Tennessee 37219