THIS INSTRUMENT WAS PREPARED BY
McKINNEY and EVERETT
ATTORNEYS AT LAW
Suite One 1303 Gallatin Road, North
Madison, Tennessee 37115

BOOK 5148 PAGE 588

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
BRENDA MANNING MURPHY (NAME)	RUTH R. LEWIS (NAME)	Map 50-4
924 Woodslake Drive (STREET ADDRESS OR ROUTE NUMBER)	1124 New Due West (STREET ADDRESS)	Par. 5
Madison, Tennessee 37115 (CITY) (P. O. ZONE) (STATE)	Madison, Tennessee 37115 (CITY) (ZONE) (STATE)	

Mail

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100---------- ($10.00) *Dollars,*

cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations,

I, RUTH R. LEWIS, being the same person as Ruth R. Gann, hereinafter called the GRANTOR,

have this day bargained and sold, and do hereby transfer and convey unto the said BRENDA MANNING MURPHY, hereinafter called the GRANTEE, her (successors), heirs and assigns, *certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 1 on the map of the Cunniff Home Place, not of record, described according to a survey made by H. R. Swann, Jr., Surveyor, August 25, 1947, as follows:

Beginning on the northerly margin of Due West Avenue at the southwest corner of the property conveyed to Henry S. Law and wife, by deed from Rufus H. Donehew and wife, of record in Book 1557, page 249, Register's Office for said County; thence with Law's westerly line, northwardly 540.6 feet; thence westwardly 101.45 feet to the corner of Lots Nos. 1 and 2; thence with the line between said two lots, southwardly 530.8 feet to the northerly margin of Due West Avenue; thence with said Avenue, eastwardly 100 feet to the beginning.

Being the same property conveyed to R. E. Gann and wife, Ruth R. Gann, by deed from James R. McKinney, Trustee, of record in Book 4355, page 991, Register's Office for Davidson County, Tennessee, the said R. E. Gann having since died.

**Ruth R. Lewis hereby retains a life estate in said property described above.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 30,000.00

Subscribed and sworn to before me, this the 10th day of May, 1977

Affiant: Ruth R. Lewis

My commission expires: 12/5/79 (Affix Seal)

Notary Public: Cindy Lee Sloan

This is improved (XX) unimproved ( ) property, known as 1124 New Due West Avenue, Madison (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said GRANTEE, her (successors), *heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* GRANTEE, her (successors), *heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 10th *day of* May, 19 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

X Ruth R. Lewis

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* RUTH R. LEWIS

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that she *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Madison, *Tennessee, this* 10th *day of* May, *19* 77

Cindy Lee Sloan *Notary Public*

CINDY LEE SLOAN * NOTARY PUBLIC * DAVIDSON COUNTY, TENN.

Commission expires 12/5/79

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* .....*self* 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* .....*self as* .....

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

.....*Notary Public*

Commission expires .....

MAY 18 77	CONV	30,000.00			
MAY 18 77	S'TAX		B*	78.00	
MAY 18 77	PR'FEE		B*	.50	
MAY 18 77	W'DEED		B*	4.00	* 82.50

WARRANTY DEED

FROM
RUTH R. LEWIS
TO
BRENDA MANNING MURPHY

E 04375

IDENTIF. REFERENCE

MAY 18 11 30 AM '77

REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Madison Title Company
320 Gallatin Road
MADISON, TENNESSEE 37115
Representing
Chicago Title Insurance Company
CHICAGO, ILLINOIS