strument Prepared By:
b. HERBERT
Kelley, Herbert & Crawford
oor, L & C Tower
Tennessee 37219

BOOK 5152 PAGE 639

WARRANTY DEED

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
102-7-16	Mr/Mrs Clinton H. Howell, Sr.	Mortgage Corp. of South P. O. Box 10726 Birmingham, Alabama 35202
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
8D-8623	6645 Cabot Drive	94152
		PROPERTY IS [X] IMPROVED [ ] UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

CO	41,500.00	MO	
WD	4.00	MS	
TD		ST	107.90
CC		ST	
MR		PF	.50
UCC		TOTAL	112.40

ROY H. RYAN and wife, DORIS F. RYAN

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto CLINTON T. HOWELL, SR., and wife, PEGGY H. HOWELL

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 126 on the Plan of Charlotte Park, Section 26, as of record in Book 3700, page 91.

Said Lot No. 126 fronts 75.83 feet on the southeasterly side of Cabot Drive and extends back between parallel lines 148.99 feet to a line in the rear on which it measures 75.83 feet.

Being the same property conveyed to Roy H. Ryan and wife, Doris F. Ryan, by deed from Reynold Bubis, Trustee, as of record in Book 4247, page 252.

This conveyance is made subject to restrictions in Book 4065, page 67 and Book 4142, page 166.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered., Except for 1977 taxes which have been prorated and assumed by Grantees.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 27th day of May, 1977.

Roy H. Ryan
Roy H. Ryan

Doris F. Ryan
Doris F. Ryan

BOOK 5152 PAGE 640

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, DAVID B. HERBERT, a Notary Public in and for the State and County aforesaid, personally appeared the within named Roy H. Ryan and wife, Doris F. 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, this, the 27th day of May, 1977.

My commission expires: 7-27-77

Notary Public

STATE OF _____
COUNTY OF _____

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____ the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

$ 41,500.00 Clinton Howell, Sr. Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27 DAY OF May, 19 77

MY COMMISSION EXPIRES 7-27-77 (AFFIX SEAL) Notary Public

E06150

IDENTIF. REFERENCE

MAY 31 10 03 AM '77

REGISTER DAVIDSON CO., TENN.

WARRANTY DEED

FROM

ROY F. RYAN AND WIFE

TO

CLINTON T. HOWELL, SR.

AND WIFE

Please Return to:
ORTALE, KELLEY, HERBERT & CRAWFORD
14th Floor, 3rd National Bank Bldg.
Nashville, Tennessee 37219

Please return to:
DAVID B HERBERT
23rd Floor, L & C Tower

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____ ____, 19____.

My commission expires: _____ Notary Public