Loan # 111903-2

FORM NO. WD-1

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $60,900.00

✓ Roy H. Ryan
Affiant

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

Marbut Glenn Gaston, Jr.
Notary Public

MY COMMISSION EXPIRES: 1-19-80

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Marbut Glenn Gaston, Jr., Suite 303, 4515 Harding Rd., Nashville, TN
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roy H. Ryan et ux (NAME)	Fidelity Federal S. & L. Assoc. (NAME)	Map 115-9
809 Rodney Drive (STREET ADDRESS OR ROUTE NUMBER)	401 Union St. (STREET ADDRESS)	Par. 48
Nashville, TN 37205 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	8DZ-61775

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, T.B. Shirey and wife, Barbara R. Shirey

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Roy H. Ryan and wife, Doris F. Ryan

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. 217 on the Plan of West Meade Hills Section 8, as of record in Book 3600, page 61, Register's Office for said County.

Beginning on the westerly margin of Rodney Drive at the corner of Lots No. 217 and 218; thence with the line between said two lots westerly 377.14 feet to a point; thence south 8° 22' west 197.73 feet to the northerly margin of Harriswood Drive; thence with the same easterly 275.99 feet to the beginning of a curve; thence around said curve which has the radius of 25 feet, northeasterly 37.86 feet to the westerly margin of Rodney Drive; thence with the same, northerly 103.18 feet to the beginning.

Being the same property conveyed to T.B. Shirey and wife, Barbara R. Shirey by deed from Ruth Roby Mitchell and husband, Thomas M. Mitchell of record in Book 4442, page 786, Register's Office for Davidson County, Tennessee.

This conveyance subject to restrictive covenants of record in Book 3789, page 120, plan of record in Book 3600, page 61, all of record in the Register's Office for Davidson County and 1977 property taxes which have been prorated and the Grantees assume in full.

This is unimproved ( ) improved (X) property, known as 809 Rodney Drive (House Number) (Street) Nashville (P. O. Address) 37205 (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 unincumbered, 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 27th day of May, 19 77

T.B. SHIRLY

BARBARA R. SHIREY

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, HARRIET BERNICE GRISTOW JR, a Notary Public in and for said County and State, the within named T.B. Shirey and wife, Barbara R. Shirey

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 27th day of May 19 77

Commission expires 1/19/81

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

1119033.2

WARRANTY DEED

FROM

T.B. SHIREY and wife,

BARBARA R. SHIREY

TO

ROY H. RYAN and wife,

DORIS F. RYAN

FIDELITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

E 06390

IDENTIF. REFERENCE

MAY 31 3 49 PM '77

REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

	60.00 CD	MO	
WD	4.00	MS	
TD		ST	158.34
CC		ST	
MR		PF	50
UCC		TOTAL	162.84