FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $125,000.00

Rudy Ruark
Affiant Rudy Ruark

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF August, 1977

Notary Public

MY COMMISSION EXPIRES: 8/25/79

(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Larry H. Snedeker, Attorney 1714 Parkway Towers, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Rudy Ruark et ux (NAME)	Same (NAME)	Map 116-4
3948 Woodlawn Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 3
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	(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, Jeanne Rutherford Thune and husband, Leland E. Thune

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rudy Ruark and wife, Georgia Armstrong Ruark

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 the west one-half of Lot No. 8 and the east 75 feet of Lot No. 9 on the Map of Kimpalong Place, of record in Book 547, page 18, Register's Office for said county.

Said parts of said Lots Nos. 8 and 9 adjoin and front together one hundred twenty-five (125) feet on the northerly side of Woodlawn Avenue, and run back between parallel lines, two hundred fifty (250) feet to a dead line. Being also known as house and Lot No. 3948 Woodlawn Avenue.

Being the same property conveyed to Jeanne Rutherford by deed from William Warner McNeilly and The Nashville Bank and Trust Company, as co-executors and co-trustees under the Will of Henry Evert Smith, deceased, of record in Book 2647, page 164, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions, easements and set back lines that are applicable to the above described property.

The 1977 taxes have been prorated and are hereby assumed by the purchasers.

This is unimproved ( ) improved (X) property, known as 3948 Woodlawn Drive (House Number) (Street) Nashville, TN (P. O. Address) (City or Town) 37215 (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 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 1st day of August, 19 77

Jeanne Rutherford Thune
Jeanne Rutherford Thune

Leland E. Thune
Leland E. Thune

STATE OF TENNESSEE
Davidson County

BOOK 5180 PAGE 627

Personally appeared before me, H. Stanley Allen, Jr., a Notary Public in and for said County and State, the within named Jeanne Rutherford Thune and husband, Leland E. Thune

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 1st day of August 19 77

Commission expires 8/25/79

H. Stanley Allen, Jr.
Notary Public

H. STANLEY ALLEN, JR. NOTARY PUBLIC DAVIDSON CO.

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

WARRANTY DEED

FROM
Jeanne Rutherford Thune
and husband, Leland E. Thune

TO
Rudy Ruark and wife,
Georgia Armstrong Ruark

MAIL TO: Stan Allen, Attn. 21st Flr L+C tower Nashville, Tenn. 37219

E 18767

IDENTIF. REFERENCE

AUG 5 2 27 PM '77

FELIX Z. NELSON REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

AUG-5-77	CONV	90,000.00			
AUG-5-77	CONV	35,000.00			
AUG-5-77	S'TAX		B*	325.00	
AUG-5-77	PR'FEE		B*	.50	
AUG-5-77	W'DEED		B*	4.00	* 329.50