BOOK 5202 PAGE 868

This form furnished by Sumner County Title Co.

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The Actual Consideration or Value, Whichever is Greater, For This Transfer is $ 26,000.00

Lester Wayne Gragg
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF September 19 77

Ava Lela L. Millard
Notary Public

MY COMMISSION EXPIRES: 2-2-1981

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
J. Dennis Sanders, Attorney, P.O. Box 565, Hendersonville, Tennessee 37075
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lester Wayne Gragg, et ux (NAME)	Lester Wayne Gragg (NAME)	53-3-88
Bryan Street (STREET ADDRESS OR ROUTE NUMBER)	201 Ryburn Drive (STREET ADDRESS)	
Old Hickory, TN 37138 (CITY) (STATE) (P. O. ZIP)	Old Hickory, TN 37138 (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, Julian B. Ruffin and wife, Jean M. Ruffin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lester Wayne Gragg and wife, Marjorie Christine Gragg

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:

Being Lot # 166, Section C, on the Plan of E.I. DuPont & Co. Subdivision, as of record in Book 1424, Page 66, Register's Office for Davidson County, Tennessee.

Beginning on the easterly margin of Bryan Street at the corner of Lot Nos. 166 and 167, thence with the line between said lots eastwardly 60.7 feet to the westerly line of Lot # 157, thence with the west line of Lot Nos. 156 and 157 northwardly 59 feet to the southerly margin of 13th Street, thence with the southerly margin of said street westwardly 50.7 feet to the beginning of a curve, thence around said curve with a radius of 10 feet to the easterly margin of Bryan Street, thence with the easterly margin of same, southerly 49 feet to the beginning.

Being the same property to Julian B. Ruffin and wife, Jean M. Ruffin, by deed from Dewey E. Moore and wife, Esther A. Moore, of record in Book 4821, Page 238, Register's Office for Davidson County, Tennessee.

This is { unimproved } { improved } property, known as Bryan Street, Old Hickory, TN 37138
(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, 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 8th day of September, 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.

Julian B. Ruffin

Julian B. Ruffin

Jean M. Ruffin

Jean M. Ruffin

BOOK 5202 PAGE 869

STATE OF TENNESSEE
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Julian B. Ruffin and wife, Jean M. Ruffin

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 Old Hickory, Tennessee, this 8th day of September 19 77

Commission expires 2-2-1981

Ava Lida S. Millard
Notary Public

STATE OF TENNESSEE
County of

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

Julian B. Ruffin and wife,

TO

Jean M. Ruffin

Lester Wayne Gragg and wife,

Marjorie Christine Gragg

E 28368

IDENTIF. REFERENCE

SEP 28 1 41 PM '77

FEE DAVIDSON COUNTY, TENN.

OLD HICKORY EMPLOYEES CREDIT
1000 INDUSTRIAL ROAD
OLD HICKORY, TN 37138

FILE

SUMNER COUNTY TITLE CO.
Titles Guaranteed

Tennessee

SEP 28 77	CONV	26,000.00			
SEP 28 77	S'TAX		B*	67.60	
SEP 28 77	PR'FEE		B*	.50	
SEP 28 77	W'DEED		B*	4.00	* 72.10