This instrument prepared by Rick Johnson Attorney Parkway Towers suit 112, Nashville, TN 37219

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Michael A. Ryan, Et ux	Fidelity Federal S. & L.	115-1
(NAME)	(NAME)	
1001 Rodney Drive	4th & Union Sts BOOK 5264 PAGE 267	5 Jsl
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee /	8D-61605
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00) DOLLARS

Cash in hand paid by the hereinafter named grantees and other good and valuable considerations, the receipt of which is hereby acknowledged

MAR 21 78 CONV 59,900.00
MAR 21 78 S'TAX B* 155.74
MAR 21 78 PR'FEE B* .50
MAR 21 78 W'DEED B* 4.00 * 160.24

We, Joseph P. Robinson and wife, Ellen M. Robinson

have bargained and sold, and by these presents do transfer and convey unto the said Michael A. Ryan and wife, Jennifer M. Ryan

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 47 on the Plan of Brook Meade Addition, Section II, as of record in Book 2663, page 59, Register's Office for said County.

Said Lot No. 47 fronts 161 feet on the westerly margin of Rodney Drive and extends back between lines measuring 251 feet on the northerly line and 247.9 feet on the southerly line to a line in the rear measuring 162 feet thereon.

Being the same property conveyed to Joseph P. Robinson and wife, Ellen M. Robinson by deed from Francis J. Ferrell and wife, Mary W. Farrell, of record in Book 4477, page 300, Register's Office for Davidson County, Tennessee.

This is improved (X) unimproved ( ) property, known as 1001 Rodney Drive, Nashville, Tennessee
(House Number) (Street)

(P. O. Address) (City or Town) (Zip Code)

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.

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.

Witness our hands this 11 th day of March, 19 78.

Joseph P. Robinson

Joseph P. Robinson

Ellen M. Robinson

Ellen M. Robinson

STATE OF ~~TENNESSEE~~ Kentucky
COUNTY OF Christian

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Personally appeared before me, The Undersigned, a Notary Public in and for said County and State, the within named

Joseph P. Robinson and wife, Ellen M. Robinson

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 Hopkinsville, Ky., this 11th day of March, 1978

My commission expires March 6, 1980 Notary Public Rick M. Johnson

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration for this transfer or value of property (whichever is greater) is $59,900.00 This is equal to or greater than the property would bring at a fair and voluntary sale.

Mary Bennie Wilson

Sworn to and subscribed before me this 10th day of March, 1978.

My commission expires 12-11-78 Notary Public

LEE E. CRAWFORD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This instrument was prepared by:

Rick M. JOhnson, Suite 1112 Parkway Towers, Nashville, Tennessee

Name Address

WARRANTY DEED

FROM Joseph P. Robinson and wife,

TO Michael A. Ryan and wife.

[illegible] FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

E 55609

TIF. REFERENCE

MAR 21 8 36 AM '78

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.