This instrument prepared by: Homer R. Ayers, Attorney, 223 Madison Street, Madison, Tennessee 37115

BOOK 5436 PAGE 54

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
WILLIAM DOUGLAS RAMSEY, JR.	607 Center Street	52 - 3
(NAME) 607 Center St.	(NAME)	Part 109 Lo
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tn. 37115	(STREET ADDRESS) Madison Tn.	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ----------TEN AND 00/100----------
----------($10.00)---------- Dollars,
cash in hand paid, and other good and valuable considerations, receipt of which is hereby acknowledged,

WILLIE D. RAMSEY AND WIFE, AILEEN L. RAMSEY, hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said WILLIAM DOUGLAS RAMSEY, JR., single, hereinafter referred to as Grantee, his
SUBJECT to the life estate retained herein by Grantors,
(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 18 of Block A on the unrecorded plan of Home Acres Subdivision, described as follows:
Beginning at a point in the East margin of Center Street, at the corner of Lots 18 and 19; thence with the line between said Lots easterly 334.7 feet to a point; thence southerly 100 feet to a corner of Lot No. 17; thence with the line between Lots Nos. 17 and 18, westerly 334.7 feet to the east margin of Center Street; thence with the margin of the same, northerly 100 feet to the beginning.
BEING the same property conveyed to Willie D. Ramsey and wife, Aileen L. Ramsey, by deed of record in Book 2879, page 559, Register's Office for Davidson County, Tennessee.
Willie D. Ramsey and William D. Ramsey, Sr., are one and the same person.
Grantors agree to pay the balance due on a certain mortgage on the said property through the Bank of Goodlettsville, more specifically described in Deed of Trust of record in Book 4742, page 626, Register's Office for said County, to which reference is hereby made for a more complete description of the terms, conditions and provisions therein.
Grantors RESERVE a life estate in the said property to themselves, for and during their lifetimes.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 100.00

Subscribed and sworn to before me, this the 15th day of May 19 79

Affiant William Douglas Ramsey Jr.

My commission expires: 3/15/81 (Affix Seal)

Notary Public Carolyn F. Wadley

This is unimproved ( ) improved ( ) property, known as ..... (House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said Grantee, his (successors), heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his (successors), heirs and assigns, against the lawful claims of all persons.

Witness our hands this 15th day of May, 1979, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Willie D. Ramsey

Aileen L. Ramsey

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WILLIE D. RAMSEY AND WIFE, AILEEN L. RAMSEY the within named bargainor...$ 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 Madison Tennessee, this 15th day of May, 19 79.

Carolyn F. Waddey Notary Public

Commission expires 3/15/81

CAROLYN F. WADDEY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ....., with whom I am personally acquainted, and who, upon oath, acknowledged .....self to be..... of the....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by .....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....Notary Public

Commission expires.....

2958 05/15 0.76- CASH

WARRANTY DEED

FROM

WILLIE D. RAMSEY, ET UX

TO

WILLIAM DOUGLAS RAMSEY, JR.

F-29463

IDENTIF. REFERENCE

MAY 15 3 27 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106 Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5436 PAGE 56

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			10.00- CO 90.00- CO .26 CO TX .50 PRFEE 4.00 WDEED	
			CASH	4.76-
2952	A	05/15/79	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 29463

IDENTIF. REFERENCE

MAY 15 3 27 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 684086