This Form furnished by Attorneys Title Company, Inc.

BOOK 5444 PAGE 780

Form No. WD-2

FROM

Rex B. Tyler and wife,

Ann C. Tyler

TO

Richard Wayne Tyler
Steven Alan Tyler

For draftsman's use

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard Wayne Tyler Steven Alan Tyler (NAME)	Richard Wayne Tyler (NAME)	BH 03465
524 East Iris Drive (STREET ADDRESS OR ROUTE NUMBER)	524 East Iris Drive (STREET ADDRESS)	118-7-198
Nashville, Ten. 37204 (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. 37204 (CITY) (STATE) (ZIP)	

Mail

(FOR REGISTER'S USE)

This instrument prepared by
Rex B. Tyler
515 ~~Winchester~~ Ride
Tallahasee Fla.
32303

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$30,000 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF June 19 79.

Notary Public

~~MY COMMISSION EXPIRES~~: Dep. Reg.

(~~AFFIX SEAL~~)

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, Rex B. Tyler and wife, Ann C. Tyler, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Richard Wayne Tyler and Steven Alan Tyler as joint tenants

We have bargained and sold, and by these presents do transfer and convey unto the said Richard Wayne Tyler and Steven Alan Tyler as joint tenants, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot # 4 on Block "H" on the Map of Berry Hill Gardens, as of Record in Book 1130 Page 36 R.O.D.C. Tennessee.

Said Lot #4 fronts 70 ft. on the North side of East Iris Drive and runs back 131.5 ft. on the West line and 132.5 ft. on the East line, to a dead line on which it measures 70 ft.

Being the same Property conveyed to Rex B. Tyler and Wife (Jean D. Tyler Now Mrs. B. H. McPeters) July 26, 1958 and is of Record in Deed Book 2794 Page 123 R.O.D.C. Tennessee, and by Decree Rule No. 33949, dated November 11, 1959 of Record in Minute Book 11 Page 394 in the Fourth Circuit Court for Davidson County Tennessee and by Deed dated February 14, 1964 Recorded in Deed Book 3704 Page 243 R.O.D.C. Tennessee, and by Deed dated August 5, 1968 which is of Record in Deed Book #4259 Page 193 R.O.D.C. Tennessee, from Mrs. B. H. McPeters (formerly Jean E. Drye Tyler) and husband, B. H. McPeters, to Rex B. Tyler, Trustee (for the herein Grantees who were minors at that time.)

The herein described Real Estate is unincumbered except for a certain loan secured by a Deed of Trust of Record in Book 2814 Page 335 R.O.D.C. Tennessee, which the Grantees assume and agree to pay.

The express intent of this instrument is to create a Joint Tennancy with full right of surivorship.
Ann C. Tyler joins in this conveyance for the purpose of releasing any interest which she might have in the property herein conveyed. She does not join in the Warrenty of Title.

BOOK 5444 PAGE 781

WD-2

This is unimproved ( ) improved (X) property, known as 524 East Iris Drive, Nashville, Tenn. 37204
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Richard Wayne Tyler and Steven Alan Tyler, as joint tenants, their heirs and assigns, forever.

And we do covenant with the said Richard Wayne Tyler and Steven Alan Tyler that we have lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except as stated herein.

And we, Rex B. Tyler and Ann C. Tyler do further covenant and bind our heirs and representatives, to warrant and forever defend the title to the said land to the said Richard Wayne Tyler and Steven Alan Tyler, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 16th day of March, 1979

Rex B. Tyler

Ann C. Tyler

FLORIDA
STATE OF ~~TENNESSEE~~ }
COUNTY OF ~~DAVIDSON~~ LEON }

Personally appeared before me, Rachel C. Thomas, a Notary Public in and for said County and State, the within named Rex B. Tyler and Ann C. Tyler

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 Tallahassee, Florida ~~Tennessee~~ this 16th day of March, 1979.

Notary Public, State of Florida at Large
My Commission Expires Aug. 10, 1980

Rachel C. Thomas, Notary Public.

Commission expires

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

IDENTIF. REFERENCE

JUN 13 3 23 PM '79

FELIX Z. ELSON II REGISTER
DAVIDSON COUNTY, TENN.

F. 32660

06/04 82.50- CHECK

7042

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

BOOK 5444 PAGE 782

RECEIVED OF _____

FOR _____

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			30000.00- CO	
			78.00 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CASH	82.50-
7043A06/04/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 32660
1
Jointly Rec'd
June 4 3:30 PM 79
Jerry L. Wilson Jr.
Mary
Alan Co
Jerry

No. 688054