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FORM NO. WD-1

PREPARED BY:
A. [illegible], JR. ATTY.
[illegible] ROAD
NASHVILLE, TN 37209

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 34,900.00

Hattie W. Ralston
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF March 19 80

Notary Public

MY COMMISSION EXPIRES: 12-28-81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mary B. Ralston, etal (NAME)	Aiken-Speir, Inc., (NAME)	91 - 5
626 Ries, Ave (STREET ADDRESS OR ROUTE NUMBER)	265 W. Cheves, St., (STREET ADDRESS)	59
Nashville, Tn., 37209 (CITY) (STATE) (P. O. ZIP)	Florence, S. C. 29501 (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, John E. Johnson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Mary B. Ralston and Hattie W. Ralston as tenants in common with right of survivorship

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 No. 9 Mosswood Subdivision, Section 2, of record in Book 2900 page 123, Register's Office for said County.

Said Lot No. 9 fronts 53.5 feet on the easterly side of Ries Street and runs back between parallel lines 147.5 feet to a line in the rear measuring 53.5 feet thereon.

Being the same property conveyed to John E. Johnson by deed from George Wayne Davidson and wife, Billie Jean Davidson, of record in Book 5496, page 580, Register's Office for Davidson County, Tennessee.

The grantees herein assume and agree to pay the unpaid balance of a note secured by a first mortgage deed of trust to Thomas & Hill, Inc., of record in Book 4638, page 407, said Register's Office; the escrow account being purchased by the grantees herein and transfered to them.

This conveyance is made subject to restrictions of record in Book 3157, page 606, and to those matters shown on the plan of record in Book 2900, page 123, both in the Register's Office for Davidson County, Tennessee.

This is improved ( ) unimproved property, known as 626 Ries, Ave., Nashville, Tn., 37209
(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, 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 my hand this 4th day of March, 19 80

John E. Johnson
(John E. Johnson)

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John E. Johnson

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 4th day of March 1980

Commission expires 2-28-81

Notary Public

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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
JOHN E. JOHNSON

TO
MARY B RALSTON AND HATTIE W. RALSTON, TENANTS IN COMMON WITH RIGHT OF SURVORSHIP

F 79203

IDENTIF. REFERENCE

MAR 4 3 11 PM '80

FELIX Z. ...SON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

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RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			34900.00- CO	
			90.74 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	97.24-
6058A03/04/80			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 79203

IDENTIFICATION REFERENCE

MAR 4 3 11 PM '80

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 745292