Tennessee

# WARRANTY DEED

BOOK 5629 PAGE 796

FROM: Landmark Contracting, Inc.

TO: George Franklin Ryan and wife, Myrna M. Ryan

This Instrument Preapred By:
Warren H. Wild, Jr.
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

| Address New Owner(s) as Follows: | Send Tax Bills To: | Map-Parcel Numbers |
|---|---|---|
| George Franklin Ryan | SAME | 171-8-Par 8 Lo |
| 3701 Church St | | Field Book Numbers |
| Nashville, TN | | 6D4-78056 |

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration or value, whichever is greater, for this transfer is One Hundred Fifteen Thousand Dollars ($115,000.00).

George Franklin Ryan
Affiant

SUBSCRIBED AND SWORN TO before me, this the 24 day of July, 1980.

R. Wayne Henderson
Notary Public

My Commission Expires: 11-15-83

FOR AND IN CONSIDERATION OF the sum of One Hundred Fifteen Thousand and 00/100 Dollars ($115.000.00), Landmark Contracting, Inc., Grantor, has bargained and sold, and by these presents does transfer and convey unto the said George Franklin Ryan and wife, Myrna M. Ryan, their heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 4 on the Plan of Saddlewood as of record in Book 5200, page 128, Register's Office for said County, to which plan reference is here made for a more complete legal description.
>
> Being the same property conveyed to Landmark Contracting, Inc. by deed from H & B Development Co., a partnership composed of Robert N. Hutcheson and M. Douglas Brown, of record in Book 5539, page 932, Register's Office for Davidson County, Tennessee. This conveyance is subject to restrictions of record in Book 5390, page 306, and the Plan of record in Book 5200, page 128, said Register's Office.

This is improved property, known as 5512 Saddlewood Lane, Brentwood, Tennessee.

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, successors, and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered.

And Grantor does further covenant and bind itself, its heirs, successors, and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs, successors, and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 24 day of July, 1980.

F. 9. 9. 4. 4. I.

IDENTIF. REFERENCE

Jul 28 2 59 PM '80

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

LANDMARK CONTRACTING, INC.

By: M. Douglas Brown, Pres.
M. Douglas Brown, President

By: Wayne Henderson, V.P.
Wayne Henderson, Vice President

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

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

Witness my hand and seal, at office in Nashville, Tennessee, this 24th day of July, 1980.

Henry Elaine White
Notary Public

NOTARY PUBLIC AT LARGE

My Commission Expires:

11/21/83

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

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

Witness my hand and seal, at office in Nashville, Tennessee, this 24th day of July, 1980.

Henry Elaine White
Notary Public

NOTARY PUBLIC AT LARGE

My Commission Expires:

11/21/83



WHW/jaj/7-23-80

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 5629 PAGE 798

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | 115000.00- CO | |
| | | | 299.00 CO TX | |
| | | | .50 PRFEE | |
| | | | 6.00 WDEED | |
| | | | CHECK 305.50- | |
| 2005A07/28/80 | | | BAL .00 | |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

F.99441

IDENTIF. REFERENCE

Jul 28 2 59 PM '80

FELIX Z. WILSON II REGISTE
DAVIDSON COUNTY, TENN.

**No.** 770210