2641 04/28 12.00- CASH

WARRANTY DEED

BOOK 5738 PAGE 336

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Wesley W. Childress	Wesley W. Childress	Map 53-2
(NAME)	(NAME)	
106 Ryburn Court	106 Ryburn Court	Parcel 94
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Old Hickory, Tenn. 37138	Old Hickory, Tenn. 37138	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of

Ten ($10.00) ----------

Dollars,

paid to me in cash by my wife, Mary Jo Childress, the receipt of which is hereby acknowledged, I, Wesley W. Childress, reserving to myself an interest in the hereinafter described property as a tenant by the entirety,

have this day bargained and sold, and do hereby transfer and convey unto the said Mary Jo Childress, *the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Fairway View Subdivision of record in Book 4675, page 55, said Register's Office.

Said Lot No. 9 fronts 68.82 feet on the northwesterly side of Ryburn Court and runs back 141.2 feet on the southwesterly line and 164.0 feet on the northeasterly line to a line in the rear which measures 129.38 feet thereon.

Being the same property conveyed to Wesley W. Childress and wife, Rita C. Childress, by deed of Fidelity Federal Savings & Loan Association dated May 13, 1977, of record in Book 5148, page 272, in the Register's Office of Davidson County, Tennessee.

Wesley W. Childress and Rita C. Childress were divorced on June 4, 1979 by final decree of Judge James M. Swiggart in the Sixth Circuit Court of Davidson County, Tennessee, in the case styled Rita Jean Clardy Childress vs. Wesley Wayne Childress, No. 94653.

In said decree, to which reference is hereby made, any and all interest of Rita C. Childress in the above described property was divested out of her and vested in Wesley W. Childress so that from and after June 4, 1979, the title to the property has been vested in fee simple in Wesley W. Childress.

Wesley W. Childress and Mary Jo Childress were married on July 7, 1979 in Robertson County, Tennessee and have been husband and wife since that date.

This deed is made pursuant to the provisions of Section 64-109 of Tennessee Code Annotated for the express purpose of creating an estate by the entireties in Wesley W. Childress and wife, Mary Jo Childress, it being the intention of Wesley W. Childress, the Grantor herein, to create by this instrument an estate by the entireties in and to the entire interest in said property.

THIS INSTRUMENT WAS PREPARED BY
MARTIN & COCHRAN
GALLATIN, TENNESSEE
BY

BOOK 5738 PAGE 337

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 10.00

Subscribed and sworn to before me, this the 28th day of April 1981

Affiant

My commission expires July 22, 1981 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 106 Ryburn Court, Old Hickory, Tennessee 37138
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (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., except by deed of trust of record in Book 5148, page 274 securing an indebtedness to Fidelity Federal Savings & Loan Association and by taxes for 1981.

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

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 28th *day of* April, *19* 81

Wesley W. Childress

Wesley W. Childress

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, JoAnn Stewart, a Notary Public in and for said County and State, the within named Wesley W. Childress

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 28th day of April, 19 81

JoAnn Stewart, Notary Public.

Commission Expires July 22, 1981

STATE OF
COUNTY OF

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

the bargainor, with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.

Witness my hand and official seal at , this day of , 19

, 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 .

WARRANTY DEED

FROM

WESLEY W. CHILDRESS

TO

MARY JO CHILDRESS

To

CREATE AN ESTATE BY
THE ENTIRETIES

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

G 39352

IDENTIF. REFERENCE

APR 28 12 07 PM '81

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

RUSH

BOOK 5738 PAGE 339