WARRANTY DEED

BOOK 5856 PAGE 75

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Herman Duane Ryan		118-8
(NAME) 2423 Eugenia Ave	(NAME) Same	Pan 63 JV
(STREET ADDRESS OR ROUTE NUMBER) Nashville TN 37211	(STREET ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars, and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged.

I, Gertrude L. Hager, a single person

have this day bargained and sold, and do hereby transfer and convey unto the said Herman Duane Ryan, single his the Grantees herein and their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 34 on the Plan of Grandview Heights of record in Book 161, pages 14 and 15, Register's Office for said County.

Said Lot No. 34 fronts 50.0 feet on the westerly side of Eugenia Avenue and runs back between parallel lines 150.0 feet to a dead line on which it measures 50.0 feet thereon.

Being part of the property conveyed to Ernest Hager and wife, Gertrude L. Hager, by deed from Carlton F. Connelly and wife, Lena Belle Connelly, of record in Book 1235, page 25, said Register's Office. The said Ernest Hager having since died and the property is vested in Gertrude L. Hager as the surviving tenant by the entirety.

Mrs. Andrew Peal (Grace) derives this Power of Attorney for Gertrude L. Hager by instrument of record in Book 5701, page 580, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 9,600.00

Subscribed and sworn to before me, this the 26 day of Feb 1982

Affiant H. Duane Ryan

My commission expires: 7-21-84 (Affix Seal)

Notary Public Edward W. Hill

unimproved ( )
This is 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 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.

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 26 day of February, 19 82, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

X Gertrude L. Hager
Gertrude L. Hager
By: Mrs. Andrew Peal (Grace)
Mrs. Andrew Peal (Grace) Attorney in Fact for Gertrude L. Hager.

This Instrument Was Prepared By

Phillip Saindon (gf)

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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On this 26 day of February, 1982, before me personally appeared Mrs. Andrew Peal (Grace), to me known to be the person who executed the foregoing instrument in behalf of Gertrude L. Hager, and acknowledged that she executed the same as the free act and deed of the said Gertrude L. Hager.

Witness my hand and official seal at office in Nashville, Tennessee, this the 26 day of February, 1982.

Edward W. Peal
Notary Public

My commission expires:
7-21-84

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.....

4536

ED HILL REALTY CO
9221 NOLENSVILLE RD

WARRANTY DEED

FROM
GERTRUDE L. HAGER
TO
HERMAN DUANE RYAN

RUSH

G 8 1 2 6 5

IDENTIF. REFERENCE

MAR 1 10 10 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

PEDIGO & SAINDON

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

RECEIVED OF _____

FOR _____

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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

9000.00- CO
23.40 CO TX
.50 PRFEE
6.00 WDEED
CHECK 29.90-
4536A03/01/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

681265

IDENTIF. REFERENCE

MAR 1 10 11 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 868981