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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $38,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF July, 1984.

Notary Public

MY COMMISSION EXPIRES: 11-12-84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PERCY WILKINS, JR., ATTORNEY
2210 Crestmoor Road - Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Thomas E. Ryan, Jr. (NAME)	Same (NAME)	71-7
107 East Trinity Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	126
Nashville, TN 37207 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	12DZ-1705

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, Johnie E. Lehigh and wife, Annie Gertrude Lehigh,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas E. Ryan, Jr., unmarried,

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:

See attached for legal description.

135288

IDENTIFICATION REFERENCE

JUL 11 10 52 AM '84

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

This is improved (XX) unimproved ( ) property, known as 107 E. Trinity Lane, Nashville, Tennessee
(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 our hand s this 2nd day of July, 1984

Johnie E. Lehigh — Johnie E. Lehigh

Annie Gertrude Lehigh — Annie Gertrude Lehigh

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 Johnie E. Lehigh and Annie Gertrude Lehigh, or proved to me on the basis of satisfactory evidence, the bargainor S, 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 Nashville, Tennessee, this 2nd day of July 19 84.

Commission expires 11-17-84

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENN.

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such (they) _____ 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
JOHNIE E. LEHIGH ET UX

TO
THOMAS E. RYAN, JR.

PERCY WILKINS, JR.
ATTORNEY AT LAW
2210 CRESTMOOR ROAD
P.O. BOX 150157
NASHVILLE, TENNESSEE 37215-0157

dp

LAND in Davidson County, Tennessee, being in the 12th, formerly the 17th Civil District of said County, and described according to a survey made by James A. Hamilton, Jr., Surveyor, dated September 28, 1960, as follows:

BEGINNING at an iron pin in the northerly margin of Trinity Lane, as widened, 119.66 feet westerly from an iron pin in the western boundary line of the H. B. Haynie Oriental Subdivision, as of record in Book 161, pages 26 and 27, Register's Office; thence, with the northerly margin of said Trinity Lane, westwardly 80 feet to an iron pin in the eastern boundary line of a tract of land conveyed to Ben Williams and wife, Willie Williams, by deed from Lottie K. Netterville and husband, as of record in Book 1315, page 519, said Register's Office; thence, with said William's line, northwardly 194.83 feet to an iron pin, 100 feet southerly from the northeast corner of said William's tract; thence, eastwardly and parallel with said Trinity Lane, 80 feet to an iron pin; thence, southwardly 194.83 feet to the beginning.

Included in this description but excluded from this conveyance is the following tract of land described as follows:

BEING a part of the land in the 12th, formerly the 17th Civil District of said County, and described according to a survey made by James A. Hamilton, Jr., Surveyor, dated September 28, 1960, as follows:

BEGINNING at a point, being the southeastern corner of property belonging to Johnie E. Lehigh, et ux, said point being common to Parcel 127 of Map 717, as recorded in Book 4286, page 626, of the Register's Office for Davidson County, Tennessee; thence, westerly along the existing northern right-of-way line of East Trinity Lane, 80 feet, more or less, to a point on the common property line of Parcels 126 and 125 of Map 71-7; thence, northerly along common property line, 5.02 feet, to a point; thence, easterly in a straight line, 80.0 feet, to a point on the common property line of Parcels 126 and 127 of Map 71-7; thence, southerly along the common property line, 5.02 feet, more or less, to the point of beginning and containing therein an area of 400 square feet, more or less.

Temporary Easement: This being a strip of land 5 feet in width for the purpose of sloping the bank directly behind the proposed sidewalk. This temporary easement is void upon completion of the project.

BEING the same property conveyed to Metropolitan Government of Nashville and Davidson County, by Deed from Johnie E. Lehigh and wife, Annie Gertrude Lehigh of record in Book 5995, page 386, said Register's Office.

BEING the same property conveyed to Johnie E. Lehigh and wife, Annie Gertrude Lehigh by deed from Annie Mae Matthews, a widow, of record in Book 3133, page 331, Register's Office for Davidson County, Tennessee.

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
			38000.00- CAMT.	
			98.80 CSTAX	
			.50 PRFEE	
			9.00 WDEED	
			CHECK	108.30-
2524	07/11/84		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 3 5 2 8 8

IDENTIF. REFERENCE

JUL 11 10 52 AM '84

REGISTER
DAVIDSON COUNTY, TN

No.0051619