FILE BOX 3

The consideration for this transer is included in the consideration for the transfer of Lot 2, Subdivison being conveyed simultaneously herewith

BOOK 6338 PAGE 928

STATE OF TENNESSEE
COUNTY OF
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ - 0 -

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12 DAY OF July, 19 84

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON — 1187 VULTEE BOULEVARD — NASHVILLE, TN 37217

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Maxwell W. Ritter (NAME)	Maxwell W. Ritter (NAME)	MAP 150
3131 Anderson Road (STREET ADDRESS OR ROUTE NUMBER)	3131 Anderson Road (STREET ADDRESS)	PARCEL 202
Nashville, Tenn. 37217 (CITY) (STATE) (P.O. ZIP)	Nashville, Tenn. 37217 (CITY) (STATE) (ZIP)	2D-37955

FOR AND 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, Richard H. Wales and wife, Suzan S. Wales

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Maxwell W. Ritter, 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:

Being described according to a survey of John B. Kohl III, dated September 19, 1979 as follows:

Beginning at a point being the common rear corner of the property herein conveyed in Lot 2 on the Plan of a Subdivision of a part of the Berry Boyd Dobson Property, of record in Book 5190, Page 345, said Register's Office; Thence Westerly 89.5 feet; thence North 3 degrees East 363.3 feet to a point; thence Eastwardly 89.5 feet to a point in the Westerly line of said Lot 2; Thence with the line of said Lot 2, South 3 degrees West 363.3 feet to a point of beginning.

Being the same property conveyed to Grantors by Deed of Record in Book 5504, Page 698, Register's Office Davidson County, Tennessee.

1365.15

IDENTIF. REFERENCE

JUL 17 9 33 AM '84

FEE $ ... REGISTER
DAVIDSON COUNTY, TN

07/17 0033- CHECK

This is unimproved ( ) improved (XX) property, known as 3131 Anderson Road, Nashville, Tennessee 37217
(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 heir 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 covey 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 this 12th day of July, 19 84

Richard H. Wales Suzan S. Wales

4031

STATE OF TENNESSEE
COUNTY OF

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Richard H. Wales and Suzan S. Wales

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 1st day of July, 1984.

Commission expires 10-14-85

Notary Public

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute 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

TO

RETURN TO:

SOUTHERN ESCROW COMPANY
1187 Valtee Boulevard
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY-AT-LAW
1187 Valtee Boulevard
Nashville, Tennessee 37217