THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney at Law
100 Long Hollow Pike
Goodlettsville, Tennessee 37072

WARRANTY DEED

BOOK 6413 PAGE 824

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Harry Armstrong, ET UX 206 Rosehill Drive Goodlettsville, Tn. 37072	Same as new owners	Map 25-8 Parcel 41 GO-17221

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, including the assumption of a certain note dated August 30, 1979 and contained in an Installment Deed from William C. Gifford and wife, Sue Gifford to Martha S. Davenport, in the original principal amount of $50,000.00, of record in Book 5491, page 14, Register's Office, Davidson County, Tennessee, which the Grantees herein assume and agree to pay and hold Grantor harmless from same, I, MARTHA S. DAVENPORT, a single woman, hereinafter referred to as the "GRANTOR", has bargained and sold, and by these presents does transfer and convey unto the said HARRY ARMSTRONG and wife, PATRICIA ARMSTRONG, hereinafter referred to as 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 Lot No. 97 on the Plan of Ranchwood Estates, Section 1, as of record in Book 2900, page 125, Register's Office for said County.

Said Lot No. 97 fronts 120 feet on the southerly margin of Rosehill Drive and extends back on the westerly line 298.4 feet and on the easterly line 272.5 feet to a line in the rear, on which it measures 169.7 feet.

Being the same property conveyed to Martha S. Davenport, a single person, by deed from William C. Gifford and wife, Sue Gifford, of record in Book 5491, page 41, Register's Office, Davidson County, 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 and assigns, forever.

And I, the GRANTOR, do covenant with the said GRANTEES, that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it and warrant that the same is unencumbered, except as hereinabove shown.

And I, the GRANTORS, do further covenant and bind myself, my, 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.

WITNESS my hand on this the 1st day of November, 1984, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

I 6 1 3 0 0

IDENTIF. REFERENCE

NOV 5 9 04 AM '84

DAVIDSON CO., TN

RUSH MAIL EXP.

Martha S. Davenport
MARTHA S. DAVENPORT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named MARTHA S. DAVENPORT, a single woman, the bargainor, with whom I am personally acquainted and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, this the 1st day of November, 1984.

Deanne M. Cathey
NOTARY PUBLIC

My Commission Expires: 1-9-88

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $67,000.00.

Affiant

Sworn to and subscribed before me, this the 1st day of November, 1984.

Deanne M. Cathey
NOTARY PUBLIC

My Commission Expires: 1-9-88

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 5418 PAGE 826

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	COTX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MOTX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

67000.00- CAMT.
174.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 180.70-
4453A11/05/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I-61300

IDENTIF. REFERENCE

Nov 5 9 04 AM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No.0082579