BOOK 15

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6803 PAGE 553

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 100,000.00

Mrs. George C. Ryan
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF March 19 86

Notary Public

MY COMMISSION EXPIRES: 6-5-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Larry L. Westbrook, Attorney, P. O. Box 150349, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George C. Ryan, et ux (NAME)	S A M E (NAME)	117-15-123
1739 N. Observatory Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	16DA-23110
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

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, George Franklin Ryan

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George C. Ryan and wife, Gertrude C. Ryan

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:

Land in Davidson County, Tennessee, being Lot No. 61 on the Plan of Green Hills Subdivision, as of record in Book 547, page 128, Register's Office for said County.

Said Lot No. 61 fronts 100 feet on the northerly side of Burton Avenue and runs back 162 feet 6 inches on the easterly line and 162 feet 6 inches on the westerly line to a dead line, measuring 27 feet thereon.

Being the same property conveyed to George Franklin Ryan by deed from Benjamin J. Wilson of record in Book 6328, page 473, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of this property is the agreement of the grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust of record in Book 6328, page 476, Register's Office for Davidson County, Tennessee.

And I, Myrna M. Ryan, wife of the within George Franklin Ryan, join in the execution of this instrument for the purpose of transferring and conveying all right, title and interest which I may have in said property by virtue of my marriage or otherwise.

03/13 265.50-

CHECK

This is unimproved ( ) improved (X) property, known as 1606 Burton Avenue Nashville, TN 37215
(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 13th day of March, 19 86

George Franklin Ryan

Myrna M. Ryan

2780

STATE OF TENNESSEE
Davidson County

BOOK 5803 PAGE 554

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named George Franklin Ryan and Myrna M. Ryan

the bargainor s, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13th day of March 19 86.

Commission expires 6-5-89

Notary Public

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

TO

IDENTIFICATION REFERENCE

Compliments of
Ticor Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219
Phone (615) 259-2290

8 2 8 2 0

MAR 13 2 14 PM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 6803 PAGE 555

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

10000.00- CAMT.
260.00 CSTAX
.50 PRFE
6.00 WDEED
CHECK 266.50-
27BCA03/13/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82820

IDENTIFICATION REFERENCE

MAR 13 2 14 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 227105