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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 $ 53,500.00

X Rodney Bloodworth
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF April, 1986.

Notary Public

MY COMMISSION EXPIRES: 1-2[illegible]-90

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

L. Kenneth Johnson, Atty., 302 Moss Trail, Goodlettsville, Tennessee 37072
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ethel C. Bloodworth (NAME)	Same (NAME)	26-5
207½ East Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	13
Goodlettsville, Tennessee 37072 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	607883

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, Ronald L. Ryan and wife, Jennifer A. Ryan,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Ethel C. Bloodworth, a widow, for and during her natural life, and the remainder after the life estate to Rodney Bloodworth,

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 Lot No. 11, on the Plan of Roscoe Place, Block "D", of record in Book 843, page 72, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description.

Said Lot No. 11 fronts 50 feet on the westerly side of Hudson(now East) Avenue and runs back between parallel lines 150 feet to a dead line in the rear upon which it measures 50 feet.

BEING the same property conveyed to Ronald L. Ryan and wife Jennifer A. Ryan by deed from Gary M. Strunk and wife, Judy L. Strunk of record in Book 5987, page 739, Register's Office for Davidson County, Tennnessee.

NOTE: IT IS THE INTENTION OF THIS INSTRUMENT TO CREATE A LIFE ESTATE IN ETHEL C. BLOODWORTH AND THE REMAINDER INTEREST AFTER THE LIFE ESTATE TO RODNEY BLOODWORTH, IN FEE SIMPLE AND ABSOLUTELY.

94688

IDENTIFICATION REFERENCE

APR 25 9 26 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is unimproved ( ) improved (X) property, known as 207½ East Street, Goodlettsville, Tennessee 37072
(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 23rd day of April, 1986

X Ronald L. Ryan
RONALD L. RYAN

X Jennifer A. Ryan
JENNIFER A. RYAN

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 Ronald L. Ryan and wife, Jennifer A. Ryan

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 Goodlettsville, Tennessee, this 23rd day of April 1987.

Commission expires January 21, 1990

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 (his oath) (their several oaths) acknowledged (himself) (themselves) 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
RONALD L. RYAN
ET UX

TO
ETHEL C. BLOODWORTH, a widow
ET AL

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

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

53500.00- CAMT.
139.50 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 145.60-
6875A04/25/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94688

IDENTIFICATION REFERENCE

APR 25 9 25 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 240871