ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Teresa Ann Lyons	Same	13 DA 52255
(NAME)	(NAME)	
4454 Hydes ferry Pk		69-4
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37218		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED BOOK 7460 PAGE 356

For and in consideration of the sum of Ten and 00/100 ($10.00) DOLLARS

Cash in hand paid by the GRANTEE, Teresa Ann Lyons, an unmarried woman and other good and valuable consideration, receipt of which is hereby acknowledged

I, Buist Reardon have bargained and sold, and by these presents do transfer and convey unto the said Teresa Ann Lyons, an unmarried woman

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in the 13th Civil District of Davidson County, Tennessee, described according to a survey made by Hickerson-Miller, Engineers-Surveyors, dated July 12, 1957, as follows:

BEGINNING at a stake on the northerly margin of Hydes Perry Pike, at the intersection of the northerly margin of said Pike and the eastern boundary line of the property conveyed to Forrest Moore and wife, by David A. Wheatley and wife, by deed of record in Book 2652, page 203, Register's Office for said County; thence with the northerly margin of said Pike south 86 deg. 45' East 150 feet to a stake; thence North 0 deg. 08' West 978 feet, more or less, to a stake in the southern boundary line of the property conveyed to Clyde Bend; thence with said line south 72 deg. 30' west 150 feet to the northeast corner of said Moore property; thence with the eastern boundary line of said Moore property, southerly 925 feet, more or less, to the beginning, containing 3.3 acres, more or less.

BEING the same property conveyed to Herman Woodard and wife, Lottie Mai Woodard by deed from Callie M. Kennedy, a widow, of record in Book 3254, page 459, Register's Office for davidson County, Tennessee.

BEING the same property conveyed to Buist Reardon by deed from Lottie Mai Woodard, a widow, of reocrd in Book 6949, page 975, REgister's Office for Davidson County, Tennessee.

This is improved (XX) unimproved ( ) property, known as 4454 Ashland City Highway (House Number) (Street)
Nashville, Tennessee 37218
(P. O. Address) (City or Town) (Zip Code)

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.

Whenever 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 hands this 5 day of March, 19 57.

Buist Reardon

Buist Reardon

BOOK 7160 PAGE 357

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 Buist Reardon

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tn, this 5th day of March, 19 87.

My commission expires 11-12-89 Notary Public Andrei Ellen Lee

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in ,
this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 23,000.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

X Buist Reardon

Sworn to and subscribed before me
this 5th day of March, 19 87.

My commission expires 11-12-89 Notary Public Andrei Ellen Lee

Mail

This instrument was prepared by:

Andrei Ellen Lee-Sadler	100 Parkway Towers, Nashville, Tennessee 37219
Name	Address

WARRANTY DEED

FROM Buist Reardon

TO Teresa Ann Lyons, an unmarried woman

IDENTIFICATION REFERENCE 01422

MAR 6 4 04 PM '87

WILSON II REGISTER
WILSON COUNTY, TN

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7160 PAGE 358

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

01422

IDENTIFICATION REFERENCE

MAR 6 4 04 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 54240