RE-RECORD

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FORM NO. WD-1

File Box 9

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 172,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF July 1989.

Notary Public

MY COMMISSION EXPIRES 7-13-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Alan D. Powell, et ux (NAME)	Altus Bank (NAME)	MAP 171-8
5512 Saddlewood Lane (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 7006 (STREET ADDRESS)	PARCEL 8
Brentwood, TN 37027 (CITY) (STATE) (P O ZIP)	Dothan, AL 36302 (CITY) (STATE) (ZIP)	FB# 6DU 78056

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 and wife, Myrna M. Ryan,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Alan D. Powell and wife, Mary W. Powell,

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. 4 on the plan of Saddlewood, of record in Book 5200, page ~~796~~ 128, Register's Office for said County.

SAID Lot No. 4 fronts 200.0 feet on the easterly margin of Saddlewood Lane and extends back 321.56 feet on the northerly line and 322.39 feet on the southerly line to a broken line in the rear, measuring 155.07 feet thereon.

BEING the same property conveyed to George Franklin Ryan and wife, Myrna M. Ryan, by deed from Landmark Contracting, Inc. of record in Book 5629, page 796, Register's Office for Davidson County, Tennessee.

THIS conveyance is made subject to: (a) property taxes for 1989 for which Grantee(s) will be responsible, (b) restrictive covenants of record in Book 5390, page 306 and (c) matters set forth on said plan.

As part of the consideration for this conveyance, Grantees assume and agree to pay the remainder of the indebtedness evidenced by the note to which reference is made in the deed of trust recorded in Book 6928, page 846 , said Register's Office (Altus Bank #07-41-10000) according to the terms thereof, and Grantors hereby assign to Grantees the escrow account in connection therewith.

The execution of this deed by Grantor(s) is effected by the signature of her Attorney-In-Fact, George Franklin Ryan, pursuant to the Limited Power of Attorney recorded in said Registers Office immediately prior to the recording hereof.

This is unimproved ( ) improved (XX) property, known as 5512 Saddlewood Lane, Brentwood, Tennessee 37027
(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 hands this 11th day of July, 1989

George Franklin Ryan

Myrna M. Ryan

By: George Franklin Ryan
George Franklin Ryan
Attorney-In-Fact

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named George Franklin Ryan

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, Tennessee, this 11th day of July 19 89

Commission expires 7-13-91

John V. Adams
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 _____

5726 05/11 0101 03CHECK 6.00

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19 ____

My commission expires _____

Notary Public

WARRANTY DEED

FROM George Franklin Ryan and wife,

Myrna M. Ryan

TO Alan D. Powell and wife,

Mary W. Powell

RE-RECORD

09389

IDENTIFICATION

MAY 11 12 49 PM '92

FEE $ _____

Prepared By: John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215

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Jul 12 9 25 AM '89

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STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named George Franklin Ryan to me known to be the person who executed the foregoing instrument in behalf of Myrna M. Ryan who acknowledged that he executed the same as the free act and deed of said Myrna M. Ryan.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of July, 19 89.

COMMISSION EXPIRES:
7-13-91

John V. Adams NOTARY PUBLIC