WARRANTY DEED **ATTORNEYS TITLE COMPANY**

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Preston W. Loveless et ux (NAME:)	Preston W. Loveless et ux (NAME:)	Map 90-12
626 American Road (STREET ADDRESS OR ROUTE NUMBER)	626 American Road (STREET ADDRESS)	Par. 80
Nashville, Tenn. 37209 (CITY) (P. O. ZONE) (STATE)	Nashville, Tenn. 37209 (CITY) (ZONE) (STATE)	8DA 30570

For and in Consideration of the sum of TEN and No/100 ($10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, and the further consideration that the grantees, Preston W. [redacted] Loveless and wife, Julia C. Loveless, assume and agree to pay the unpaid balance of a note dated March 10, 1959, in the original principal amount of $13,500.00, payable to the order of Guaranty Mortgage Company in monthly installments and secured by a deed of trust of record in Book 2899, page 339, Register's Office for Davidson County, Tennessee,

We, JOSEPH VAN GRINSVEN and wife, FRANCES VAN GRINSVEN,

have bargained and sold, and by these presents do transfer and convey unto the said PRESTON W. LOVELESS and wife, JULIA C. LOVELESS, 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. 58 on the Map of Charlotte Park Subdivision, Section I, as of record in Book 2663, pages 2, 3, 4, 5 and 6, Register's Office for said County.

Said Lot No. 58 fronts 70 feet on the northeasterly margin of American Road and extends back between lines 200 feet on the northwesterly line and 197.5 feet on the southeasterly line to a dead line in the rear, measuring 69.9 feet thereon.

Being the same property conveyed to Joseph Van Grinsven and wife, Frances Van Grinsven, by deed from Norman W. Griswold, Jr. and wife, Josephine V. Griswold, of record in Book 2880, page 223, Register's Office for Davidson County, Tennessee.

This instrument was prepared by John B. Henry, Attorney, 934 Stahlman Bldg.,Nashville, Tennessee 37201.

Grantors do hereby transfer and convey unto grantees all their right, title and interest in and to the escrow account held by Guaranty Mortgage Company.

This is unimproved ( ) improved (X) property, known as 626 American Road (House Number) (Street) Nashville, Tennessee 37209 P. O. Address: (City or Town) (Postal Zone)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Preston W. Loveless and wife, Julia C. Loveless, their **heirs and assigns, forever.**

And we **do covenant with the said** Preston W. Loveless and wife, Julia C. Loveless, **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.**, except as above set forth and 1965 property taxes which are assumed by the grantees.

And we, the said grantors, **do further covenant and bind** ourselves, our **heirs and representatives, to warrant and forever defend the title to the said land to the said** Preston W. Loveless and wife, Julia C. Loveless, their **heirs and assigns against the lawful claims of all persons, whomsoever.**

Witness our **hand**s **this** 28th **day of** July, **19**65

Joseph Van Grinsven

Frances Van Grinsven

STATE OF TENNESSEE
Davidson County

Personally appeared before me, John B. Henry, a Notary Public in and for said County and State, the within named Joseph Van Grinsven and wife, Frances Van Grinsven, the bargainor, 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 Nashville, Tennessee, this 28th day of July 1965

Commission expires May 26, 1969

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

JOSEPH VAN GRINSVEN ET UX

TO

PRESTON W. LOVELESS ET UX

90845

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JUL 29 10 54 AM '65

NOTED: BOOK 112 PAGE 14
RECORDING FEE $ 2.00
DEP. REG. _____

1 cc
To
Thos

STATE TAX $ 20.00
PROBATE 50
TOTAL $ 20.50

JUL 29 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID JUL 29 1965

Attorneys Title Company
Titles Guaranteed