WARRANTY DEED THIS FORM FURNISHED BY ATTORNEYS TITLE CO. BOOK 4119 PAGE 672

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Leroy Bishop (NAME)	Guaranty Mortgage Company (NAME)	Map 81-6
2708 Vance Avenue (STREET ADDRESS OR ROUTE NUMBER)	316 Union Street (STREET ADDRESS)	Par 20
Nashville, Tennessee (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee (CITY) (ZONE) (STATE)	MC

For and in consideration of the sum of Ten ($10.00) ------- **DOLLARS**

and other valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the grantees of the unpaid balance of a note secured by a first mortgage deed of trust with an approximate balance of $7,924.42, said deed being recorded in the Registers Office for Davidson County, Tennessee, we, ADOLPH M. GROVES, SR. AND WIFE, EMMA DEAN GROVES **have bargained and sold, and by these presents do transfer and convey unto the said** LEROY BISHOP AND WIFE, ROSIE A. BISHOP, their **heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:**

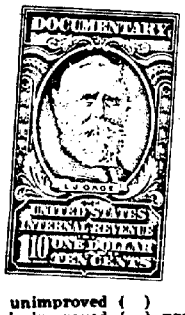
BEING Lot No. 83, on the Map of Cumberland Gardens Subdivision, as of record in Book 2900, page 3, Register's Office for Davidson County, Tennessee.

SAID Lot No. 83 fronts 55.0 feet on the northerly margin of Vance Avenue and runs back 139.5 feet on the east line and 107.5 feet on the west line to a broken line, measuring 64.1 feet thereon.

BEING the same property conveyed to Adolph M. Groves, Sr. and wife, Emma Dean Groves by deed from W. L. Bainbridge, III, of record in Book 2961, page 605, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictive covenants, easement and set-back lines which are applicable to the above described property.

It is expressly agreed and understood that this conveyance includes the transfer to the grantees of all of the grantors' right, title and interest in and to the escrow account held in connection with the first mortgage loan on subject property.



STATE TAX $ 1.339
PROBATE .50
TOTAL $ 1.389

w/c

PAID APR 11 1967 APR 11 1967

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

This is unimproved ( ) improved ( ) property, known as 2708 Vance Avenue, Nashville, Tennessee
(House Number) (Street) 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 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 5th day of April, 1967

Adolph M. Groves Sr. — Adolph M. Groves, Sr.

Emma Dean Groves — Emma Dean Groves

THIS INSTRUMENT WAS PREPARED BY:
PERCY WILKINS JR., ATTORNEY
601 STAHLMAN BUILDING
NASHVILLE, TENNESSEE 37201
FROM INFORMATION FURNISHED
BY THE PARTIES

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Percy Wilkins, Jr., a Notary Public in and for said County and State, the within named Adolph M. Groves, Sr. and wife, Emma Dean Groves

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 Nashville, Tennessee, this 5th day of April 1967

Commission expires 1/13/69

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

ADOLPH M. GROVES, SR. ET UX

TO

LEROY BISHOP ET UX

67271

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

APR 11 3 52 PM '67

NOTE BOOK 116 PAGE 215

RECORDING FEE $ 2.50

DEP. REG. 75

Attorneys Title Company
Titles Guaranteed

NASHVILLE, TENN.

PERCY WILKINS JR.
ATTORNEY-AT-LAW
601 STA MAN BUILDING
NASHV , TENN 37201