This instrument was prepared by B. R. Kennedy, Jr., Attorney, Stahlman Bldg., Nashville, Tenn.

BOOK 4358 PAGE 659

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Shirley L. Randall (NAME:)	Guaranty Mortgage Company (NAME:)	Map 93-4
1235 Stahlman Bldg. (STREET ADDRESS OR ROUTE NUMBER)	316 Union St. (STREET ADDRESS)	Parcel 96
Nashville, Tenn. 37201 (CITY) (P. O. ZONE) (STATE)	Nashville, Tennessee 37201 (CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of ten ($10.00) Dollars, cash in hand paid by Shirley L. Randall

hereinafter called the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Dennie E. Grogan and wife, Lannie P. Grogan hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto the said 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. 13 on the Map of J. H. Haynie's Central Park Plan, as of record in Book 161, page 116, Register's Office for said County.

Said Lot No. 13 fronts 50 feet on the southerly side of Lenor Street, and extends back between parallel lines, 164 feet to an alley.

Being the same property conveyed to Dennie E. Grogan and wife, Lannie P. Grogan by deed from Garnie Elcer Simpson and wife, Patricia Simpson, of record in Book 4258, page 470 Register's Office for Davidson County, Tennessee.

Subject to a certain deed of trust of record in Book 2931, page 415, Register's Office for Davidson County, Tennessee.

This is unimproved (x) improved ( ) property, known as 1010 Lenor Street, Nashville, Tennessee 37206 (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 the 6th day of August, 1969.

Dennie E. Grogan

Lannie P. Grogan

STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dennie E. Grogan and wife, Lannie P. Grogan

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 6th day of August, 1969.

Commission expires May 6, 1972

Estill Hempsey
Notary Public

WARRANTY DEED

FROM Dennie E. Grogan, et ux

TO Shirley L. Randall

1235 Stahlman Bldg. Nash 37201

Attorneys TITLE COMPANY, INC. NASHVILLE, TENN.

A 5 1 3 0 1

IDENTIF. REFERENCE

AUG 19 2 10 PM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

BOOK 1358 PAGE 699

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $10,000.00, Affiant George Vernon

Subscribed and sworn to before me this 19 day of August 1969

Deputy Register C Bumble

AUG 19	CONV	10,000.00				
AUG 19	S'TAX		A*	26.00		
AUG 19	PB'FEE		A*	.50		
AUG 19	W'DEED		A*	3.00	*	29.50