WARRANTY DEED

BOOK 4435 PAGE 417

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William E. Griggs, Sr.	Murphree Mortgage Company	Map 133-15
(NAME) 246 Welch Road	(NAME) 226 4th Avenue North	Par. 57
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn. 37211	(STREET ADDRESS) Nashville, Tenn.	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00)---------- Dollars, and other good and valuable considerations accepted as cash, receipt of which is hereby acknowledged, including the assumption to pay the indebtedness as evidenced by an instrument of record in Book 3831, page 59, Register's Office for Davidson County, Tennessee.

We, James E. Palmer and wife, Louise S. Palmer

have this day bargained and sold, and do hereby transfer and convey unto the said

William E. Griggs, Sr., and wife, Juanita Griggs

their ~~XXXXXXX~~ heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Being Lot No. 40 on the Plan of Herbert Heights, Section I, as of record in Book 3500, page 28, Register's Office for said County.

Said Lot fronts 68 feet on the northerly side of Welch Road and runs back 263.79 feet on the westerly line and 190.1 feet on the easterly line to a dead line in the rear, which is a broken line, on which it measures 142.55 feet.

Being the same property conveyed to James E. Palmer and wife, Louise S. Palmer by deed from Gene Howard Judd and wife, Linda E. Judd of record in Book 3915, page 267, Register's Office for Davidson County, Tennessee.

It is agreed and understood that the escrow account in connection with the aforesaid indebtedness is hereby transferred to said purchasers. Insurance on said property is transferred to said purchasers.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 18,616.17

Subscribed and sworn to before me, this the 29th day of July, 19 70

Affiant William E. Griggs, Sr.

My commission expires: October 24, 1973 (Affix Seal)

Notary Public David M. Crisp

This is unimproved ( ) improved (X) property, known as 246 WELCH RD. (House Number) Nashville, (Street) Tenn. 37211 P. O. Address City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

William E. Griggs, Sr. and wife, Juanita Griggs

their ~~XXXXXXX~~ heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as noted above.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said

William E. Griggs, Sr. and wife, Juanita Griggs, their ~~XXXXXXX~~, heirs and assigns, against the lawful claims of all persons.

Witness our hand S this 29th day of July, 19 70 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

James E. Palmer

Louise S. Palmer

This Instrument Was Prepared By

Dewey W. Pedigo

Of The Law Firm Pedigo & Saindon
Stahlman Building: Nashville, Tennessee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, DAVID M. KNIGHT, *a Notary Public in and for said County and State,* James E. Palmer and wife, Louise S. Palmer *the within named bargainorS, 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* 29 *day of* July, *19* 70

David M. Knight
Notary Public

Commission expires October 24, 1973

NOTARY PUBLIC DAVID M. KNIGHT DAVIDSON COUNTY TENN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ..... *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ..... *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ....., *this* .....*day of* ....., *19*.....

.....*Notary Public*

Commission expires .....

JUL 31 70 CONV 18,646.37
JUL 31 70 S'TAX A* 48.36
JUL 31 70 PR'FEE A* .50
JUL 31 70 W'DEED A* 3.00 * 51.86

WARRANTY DEED

FROM
JAMES E. PALMER, ET UX

TO
WILLIAM E. GRIGGS, SR., ET UX

A 85435

IDENTIF. REFERENCE

JUL 31 9 38 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 250-2650
NASHVILLE, TENNESSEE

PEDIGO & SAINDON