WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP PARCEL NUMBERS
Marvin A. Grady, etux	Commerce Union Bank	4D-24210
(NAME)	(NAME)	
622 Des Moines Drive	800 Main Street	Map No. 75-7
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Hermitage, Tennessee	Nashville, Tennessee 37206	Parcel 55
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	PW

FOR AND IN CONSIDERATION of the sum of Ten and no/100 ($10.00) - *Dollars,*
cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and the assumption by the grantees of the unpaid balance of a Deed of Trust, payable to Commerce Union Bank, of record in Book 4191, page 324, Register's Office for Davidson County, Tennessee, and the escrow account of said loan being hereby transferred to the grantees,

BOBBY LEE ARMSTRONG and wife, DELPHIA ANN ARMSTRONG,

have this day bargained and sold, and do hereby transfer and convey unto the said
MARVIN A. GRADY and wife, MARZETTE GRADY,

their *(successors), heirs and assigns,*
certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 72 on the Plan of Tulip Grove Subdivision, Section II, as of record in Book 3700, page 122, Register's Office for said County.

Said Lot No. 72 fronts 114.48 feet on the northwesterly margin of Des Moines Drive and runs back between lines measuring 149.00 feet on the southwesterly line and 143.98 feet on the northeasterly line to a dead line in the rear measuring 73.91 feet thereon.

Being the same property conveyed to Bobby Lee Armstrong and wife, Delphia Ann Armstrong, by deed from GlennD. Blanton and wife, Jo Ann Blanton, of record in Book 4250, page 911, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } The actual consideration or value whichever is greater, for this transfer is $21,547.72

Subscribed and sworn to before me, this the 20th day of December 1970 — Affiant [signature]

~~My commission expires~~ ~~(Affix Seal)~~ — ~~Notary Public~~ [signature]

This is unimproved ( ) / improved (X) property, known as 622 Des Moines Drive, Hermitage, Tennessee
(House Number) (Street) 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
MARVIN A. GRADY and wife, MARZETTE GRADY,
their *(successors),*
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 hereinabove set forth.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said*
MARVIN A. GRADY and wife, MARZETTE GRADY, their
(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 18th *day of* November, 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.*

[signature] Bobby Lee Armstrong | [signature] Delphia Ann Armstrong

This Deed Prepared By: Gail P. Pigg, Attorney at Law
1115 Stahlman Building
Nashville, Tennessee 37201

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Bobby Lee Armstrong and wife, Delphia Ann Armstrong, *the within named 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, Davidson County, Tennessee *this* 18th *day of* November, *19* 70

Commission expires May 2, 1970 — Notary Public

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.....

WARRANTY DEED

FROM

BOBBY LEE ARMSTRONG, ETUX

TO

MARVIN A. GRADY and wife,

MARZETTE GRADY

A 96907

IDENTIF. REFERENCE

Nov 20 9 34 AM '70

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

NOV20 70	CONV	21,547.72			
NOV20 70	S'TAX		A*	55.90	
NOV20 70	PR'FEE		A*	.50	
NOV20 70	W'DEED		A*	3.00	* 59.40

Compliments of

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