TENNESSEE TITLE COMPANY

ADDRESS NEW OWNER(S) AS FOLLOWS:
Mr. & Mrs. John M. Griffith
(NAME)
1013 Seymour Avenue
(STREET ADDRESS OR ROUTE NUMBER)
Nashville, Tennessee
(CITY) (P. O. ZONE) (STATE)

SEND TAX BILLS TO:
Fidelity Federal Savings & Loan
(NAME)
4th & Union Street
(STREET ADDRESS)
Nashville, Tennessee
(CITY) (ZONE) (STATE)

MAP-PARCEL NUMBERS:
MAP 72-9
PAR 65
BOOK 4474 PAGE 828

For and in consideration of the sum of Ten and No/100 ($10.00) ---------- DOLLARS

cash in hand paid by John M. Griffith and wife, Gladys E. Griffith, and Jerry M. Griffith, as Tenant-In-Commpn with the right of survivorship hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, we, Bruce N. Richardson

hereinafter referred to as 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:

Land in Davidson County, Tennessee, being Lot No. 14 on the Map of Dan Leech Subdivision, as of record in Book 1424, Page 70, Register's Office for said County.

Said Lot No. 14 fronts 102.4 feet on the westerly side of Jewell Street and runs back 166.4 feet on the northerly line and 166.8 feet on the southerly line to a dead line in the rear on which it measures 56.6 feet.

Being the same property conveyed to Bruce N. Richardson and wife, Sharon H. Richardson, from R. B. Drake and wife, Thelma O. Drake, of record in Book 3073, Page 179, said Register's Office; and conveyed to Bruce N. Richardson by quitclaim deed from Sharon H. Richardson, of record in Book 4459, Page 415, RODC.

IT IS UNDERSTOOD AND AGREED that Grantee assumes 1971 taxes and that this conveyance is subject to an existing obligation to Fidelity Federal Savings & Loan secured by a Deed of Trust of record in Book ____, Page____, RODC.

This is improved (X) unimproved ( ) property, known as 1514 Jewell St., Nashville, Tenn.
(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.

Whenever 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 19th day of January 1971.

Bruce Richardson

STATE OF TENNESSEE
DAVIDSON COUNTY

This instrument prepared by:
Jude T. Lenahan, Attorney
1601½ Buchanan St., Nashville, Tenn. 37208

Personally appeared before me, William C Sloan, a Notary Public in and for said County, and State, the within named County of Davidson - State of Tenn - Bruce Richardson

the bargainors, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville Tenn, Tennessee, this 19 day of January, 1971

Commission expires July 31, 1972 Notary Public Wm C Sloan

TENNESSEE TITLE COMPANY

Warranty Deed

FROM

BRUCE N. RICHARDSON

To

JOHN M. GRIFFITH, ET UX

REGISTER STAMP BELOW

PUT REVENUE STAMPS HERE:

PUT COUNTY COURT CLERK'S STAMP HERE:

Published by
TENNESSEE TITLE COMPANY
NASHVILLE, TENNESSEE
Zone Office
LAWYERS TITLE INSURANCE CORPORATION
1004

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $_____

This is equal to or greater than the property would bring at a fair and voluntary sale.

_____

Sworn to and subscribed before me,

this _____ day of _____, 1971.

_____
Notary public
My Commission Expires: _____

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $ 8,000.00. Affiant John M. Griffith.
Subscribed and sworn to before me this 20th day of January in 71
Deputy Register W-W Williams

302516

IDENTIF. REFERENCE

JAN 20 11 21 AM '71

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

JAN20F	CONV	*8,000.00				
JAN20F	S'TAX		A*	20.80		
JAN20F	PR'FEE		A*	.50		
JAN20F	W'DEED		A*	3.00	*	24.30