BOOK 4546 PAGE 728

This Instrument Was Prepared By,
REAU E. FOLK, JR., Attorney
3023 Cleghorn Ave., Nashville, Tenn.

WARRANTY DEED
ATC-166416

REAU E. FOLK, JR. FORM

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
107-4-5	Mr/Mrs Phillip M. Little same as below	Home Federal Savings & Loan L & C Tower Nashville, Tennessee
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
3D-75490	2704 Shacklett Road	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF THE COUNTY REFERRED TO BELOW.

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of all of which is hereby acknowledged,

OCT 21 75	CONV	15,900.00			
OCT 21 75	S TAX		A*	41.34	
OCT 21 75	PR FEE		A*	.50	
OCT 21 75	W DEED		A*	4.00	* 45.84

BOBBY G. GRINDER and wife, JOHNA RUTH GRINDER
hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto PHILLIP M. LITTLE and wife, RITA ANN LITTLE

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 8 on the Plan of Larkwood Subdivision, as of record in Book 2900, page 144.

Said Lot No. 8 fronts 112.50 feet on the northerly side of Shacklett Drive and runs back 115.0 feet on the westerly line and 188.0 feet on the easterly line, to a line in the rear on which it measures 132.98 feet.

Being the same property conveyed to Bobby G. Grinder and wife, Johna Ruth Grinder, by deed from Robert H. McKinney and wife, Terry Diane McKinney, as of record in Book 3902, page 80.

This conveyance is made subject to restrictions of record in Book 3186, page 181.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns against the lawful claims of all persons.

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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the 7th day of October, 1971.

Johna Ruth Grinder
Johna Ruth Grinder

Bobby G. Grinder
Bobby G. Grinder

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

_____

the bargainor(s), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public

STATE OF Kentucky
COUNTY OF Marshall

Before me, Troy F. Darnell, a Notary Public in and for the State and County aforesaid, personally appeared the within named _____

Bobby G. Grinder and wife, Johna Ruth Grinder

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 _____

this, the 14th day of October, 1971.

My commission expires: 3-27-73

Roy F. Darnell
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS

$ 15,900.00

Phillip M. Little
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE _____ DAY OF October, 1971

MY COMMISSION EXPIRES July 23, 1974. (AFFIX SEAL)

Reau E. Folk
Notary Public

WARRANTY DEED
REF: mas

FROM
BOBBY G. GRINDER AND WIFE

TO
PHILLIP M. LITTLE AND WIFE

B 34993

T
IDENTIF. REFERENCE

OCT 21 10 10 AM '71
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

REAU E. FOLK, JR., ATTY.
Nashville, Tennessee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, _____, a Notary Public in and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted, and who upon oath acknowledged _____ to be the _____ and _____, respectively, of _____, a corporation, the bargainor, and that _____, as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at _____, Tennessee, this, the _____ day of _____, 19____.

My commission expires: _____ Notary Public