BOOK 4916 PAGE 369 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 19,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF November, 19 74

Notary Public

MY COMMISSION EXPIRES: Jan 26, 1977

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
George H. Cate, Jr., Atty., 510 Stahlman Bldg., Nashville, Tn. 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. Philip W. Griffin (NAME)	Same (NAME)	83-6
1808 Eastland Avenue (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 371
Nashville, Tn. 37206 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Frank Griffin and wife, Hazel E. Griffin

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Philip W. Griffin

HEREINAFTER CALLED THE 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 a part of Lot No. 8 on W. L. Horn's Spout Spring Addition, of record in Book 57, Page 106, Register's Office for said County, and being known as Lot No. 1 on the Resubdivision of a part of said Lot No. 8 on a survey made by Hickerson and Hickerson, Engineers, dated June 15, 1968, as follows:

Beginning at a point in the southerly margin of Eastland Avenue, said point being the northwesterly corner of land conveyed to James D. McConnell and wife, Patricia A. McConnell, of record in Book 4257, Page 6, said Register's Office for Davidson County, Tennessee; thence in a southerly direction and with the westerly line of the McConnell lands 305 feet to a point; thence in a westerly direction 58 feet to a point, being the southeasterly rear corner of land conveyed to A. E. Carver and wife, of record in Book 2695, Page 214, Register's Office for Davidson County, Tennessee; thence with Carver's easterly line and in a northerly direction 305 feet to a point in the southerly margin of Eastland Avenue, said point being Carver's northeasterly front corner; thence with the southerly margin of Eastland Avenue and in an easterly direction 58 feet to the point of beginning.

Being the same property conveyed to Frank Griffin and wife, Hazel E. Griffin, by deed from Bessie L. Raymer, a widow, of record in Book 4827, Page 457, Register's Office for Davidson County, Tennessee.

This deed is made subject to a deed of trust to secure an indebtedness to First Federal Savings and Loan Association, the unpaid balance of which is expressly assumed by the grantee.

unimproved ( )
This is improved (X) property, known as 1808 (House Number) Eastland Avenue (Street) Nashville, Tn. 37206 (P. O. Address) (City or Town) (Postal Zip)

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 hand s this 21st day of November, 19 74

Frank Griffin

Hazel E. Griffin

STATE OF TENNESSEE
Davidson County

BOOK 4916 PAGE 370

Personally appeared before me, George H. Cate, Jr., a Notary Public in and for said County and State, the within named Frank Griffin and wife, Hazel E. Griffin

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 21st day of November, 19 74

Commission expires Jan. 26, 1977

George H. Cate, Jr.
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Frank Griffin, et ux

TO
Philip W. Griffin

D 00039

IDENTIF. REFERENCE

MAY 28 3 42 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY28'75	CONV	19,000.00				
MAY28'75	S'TAX		A*	49.40		
MAY28'75	PR'FEE		A*	.50		
MAY28'75	W'DEED		A*	4.00	*	53.90