This Instrument prepared by:
James R. Wyatt, Attorney
First American Center
Nashville, Tennessee

BOOK 5047 PAGE 830

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Bruce Griffith et ux	Fidelity Federal Savs. & Ln. Assn.	MAP - 92 - 5
(NAME)	(NAME)	
3208 Torbett Street	401 Union Street	Parcel - 315
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee	Nashville, Tennessee	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*
cash in hand paid by Bruce Griffith and wife, Mildred Griffith and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged, and for a further consideration the said Bruce Griffith and wife, Mildred Griffith, have assumed and agree to pay the unpaid balance of an original indebtedness in the amount of $3,100.00 secured by deed of trust in Book 3349, page 267, Register's Office for Davidson County, Tennessee.

We, Pauline Galloway, Susanna Smartt and Savannah Gordon

have this day bargained and sold, and do hereby transfer and convey unto the said Bruce Griffith and wife, Mildred Griffith

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 51 and the west one-half of Lot No. 50 in George E. Jackson's Subdivision of the Marable 10 acre tract, as of record in Book 161, page 86, Register's Office for said County.

Said Lot No. 51 and the west one-half of Lot No. 50 adjoin and front together 58 1/2 feet on the north side of Torbett Street and run back between parallel lines, 115 feet to an alley.

Being the same property conveyed to Major Galloway, by deed from Rush Galloway, of record in Book 1261, page 527, Register's Office for said County, the said Major Galloway having since died.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 5,000.00

Subscribed and sworn to before me, this the 20th day of July, 19 76

Affiant Bruce Griffith

My commission expires: 4/21/80 (Affix Seal)

Notary Public Mary Ensley

NOTARY PUBLIC AT LARGE

This is {unimproved / improved (x)} property, known as 3208 Torbett Street (House Number) Nashville, (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 Bruce Griffith and wife, Mildred Griffith

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 Taxes for 1976 which are prorated and assumed by the purchasers, and as above set out.

We *further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Bruce Griffith and wife, Mildred Griffith

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness Our hand s this 20th *day of* July, 19 76, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Pauline Galloway

Savannah Gordon

Susanna Smartt

BOOK 5047 PAGE 831

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Mary Ensey, a Notary Public in and for said County and State, Pauline Galloway, Susanna Smartt and Savannah Gordon

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 20th day of July, 19 76

Mary Ensey Notary Public

Commission expires 4/21/80

MARY ENSEY NOTARY PUBLIC AT LARGE TENNESSEE STATE

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 20 76 CONV *5,000.00
JUL 20 76 S'TAX B* 13.00
JUL 20 76 PR'FEE B* .50
JUL 20 76 W'DEED B* 4.00 * 17.50

WARRANTY DEED

FROM Pauline Galloway, Susanna Smartt and Savannah Gordon

TO Bruce Griffith et ux

D 59290

IDENTIF. REFERENCE

JUL 20 2 22 PM '76

FELIX REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
AMERICAN [illegible] BLDG.
NASHVILLE, TENN.
2947