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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 47000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF May 1977

Notary Public

MY COMMISSION EXPIRES: May 7-77

(AFFIX SEAL)

This instrument prepared by: GULLETT, ROBINSON & MERRITT

THIS INSTRUMENT WAS PREPARED BY

230 Fourth Ave. No., Nashville, Tenn. 37219

NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gordon L. Groover, Jr. et ux (NAME)	Home Federal S & L (NAME)	75-7
4364 Baton Rouge Dr. (STREET ADDRESS OR ROUTE NUMBER)	230 Fourth Ave. No. (STREET ADDRESS)	166
Hermitage, Tn. 37076 (CITY) (STATE) (P. O. ZIP)	Nashville, Tn. 37219 (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 BATSON AND WIFE, JUDY W. BATSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO GORDON L. GROOVER, JR. AND WIFE, JANIE J. GROOVER

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 Lot NO. 81 on the Plat of Highlands of Tulip Grove, Section 4, as of record in Plat Book 4860, page 85, said Register's Office, to which plan reference is hereby made for a more complete description.

Being part of the property conveyed to Frank Batson by deed from Martin R. Bubis, Trustee with full power of record in Book 5091, page 346, said Register's Office.

unimproved ( )
This is improved (X) property, known as 4364 Baton Rouge Dr. Hermitage, Tn. 37076
(House Number) (Street) (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 2nd day of May, 1977

Frank Batson

FRANK BATSON

JUDY W. BATSON

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named FRANK BATSON AND WIFE, JUDY W. BATSON

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 2nd day of May 19 77

Commission expires 11/6, 7-77

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 (their several oaths) (his oath) acknowledged (themselves) (himself) 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

Return to Home Federal
Closing Dept
07-80,631-5

WARRANTY DEED

FROM
FRANK BATSON
ET UX
JUDY W. BATSON

TO
GORDON L. GROOVER, JR.
ET UX
JANIE J. GROOVER

E02305

IDENTIF REFERENCE

MAY 5 2 50 PM '77

REGISTER
DAVIDSON CO., TENN.

MAY-5	CONV	44,000.00			
MAY-5	S'TAX		B*	114.40	
MAY-5	PR'FEE		B*	.50	
MAY-5	W'DEED		B*	4.00	* 118.90

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.