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This Instrument Was Prepared by

WARRANTY DEED

CARL S. SIEGRIST, MINNIE V. SIEGRIST KAREN JOY DAHLINGER AND MARY E. SIEGRIST , PARTNERS d/b/a SIEGRIST BROTHERS

to

JAMES L. GRISSOM and RICHARD LEE GREER, partners, d/b/a G & G PROPERTIES

STATE OF TENNESSEE
COUNTY OF

BOOK 5396 PAGE 23

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $73,400.00

James L. Grissom
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 15th DAY OF February, 1979

Notary Public

MY COMMISSION EXPIRES May 20, 1980

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, 300 JAMES ROBERTSON PARKWAY, NASHVILLE, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
G & G PROPERTIES (NAME)	Same (NAME)	Map 91-7
1319 51st Ave. North (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Par 58
Nashville, TN 37209 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	12W 52440

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, Carl S. Siegrist, Minnie V. Siegrist, Karen Joy Dahlinger and Mary E. Siegrist

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James L. Grissom and Richard Lee Greer, partners, d/b/a G & G Properties

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:

Lots Nos. 1002, 1004, 1006, 1008 and the easterly 10 feet of Lot No. 1010 of Block No. 18, Plan No. 2, West Nashville. as of record in Book 57, page 172, Register's Office for Davidson County, Tennessee. Said Lots Nos. 1002, 1004, 1006, 1008 and the easterly 10 feet of Lot No. 1010 front together 120 feet on the southerly side of Louisiana Avenue and extend back between parallel lines with the westerly margin of 51st Avenue North 150 feet to an alley.

Being the same property conveyed to Oscar S. Siegrist, Carl S. Siegrist, Minnie V. Siegrist, J. Clarence Siegrist, Karen Joh Dahlinger and Mary E. Siegrist, a partnership doing business as Siegrist Brothers, by deed from Raymond L. Barrett, Clerk and Master, of record in Book 4459, page 360, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (XX) property, known as 1319 51st Avenue, North, Nashville, TN 37209
(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 hands this 15th day of February, 1979

Carl S. Siegrist
Carl S. Siegrist

Karen Joy Dahlinger
Karen Joy Dahlinger

Minnie V. Siegrist
Minnie V. Siegrist

Mary E. Siegrist
Mary E. Siegrist

STATE OF TENNESSEE }

COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Carl S. Siegrist, Minnie V. Siegrist, Karen Joy Dahlinger, and Mary E. Siegrist, Partners, d/b/a Siegrist Brothers

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 14 day of February 19 79

Commission expires 12-13-80

Delia Richards
Notary Public

STATE OF TENNESSEE }

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

Carl S. Siegrist, Minnie V. Siegrist, Karen Joy Dahlinger and Mary E. Siegrist, Partners d/b/a/ Siegrist Brothers

TO

James L. Grissom and Richard Lee Greer, partners, d/b/a G & G Properties

F1.4509

IDENTIF. REFERENCE

FEB 16 11 19 AM '79

FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Return to:
LAWYER'S ESCROW SERVICE
300 JAMES ROBERTSON PARKWAY
NASHVILLE, TENNESSEE 37201

3586 RECEIPT - CHECK