ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Edwin A. Groves, Etux.	Home Federal Savings & Loan Assoc.	128-10
(NAME)	(NAME)	
5915 Charlotte Avenue	4th Avenue North	42
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tenn. 37209	Nashville, Tennessee 37219	9D-06338
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

BOOK 5539 PAGE 312

WARRANTY DEED

For and in consideration of the sum of TEN DOLLARS AND NO/100 ($10.00) DOLLARS

Cash in hand paid by the hereinafter named grantees and other good and valuable considerations the receipt of which is hereby acknowledged, including the assumption of a certain deed of trust of record in Book 4557, page 122, to secure to Home Federal Savings and Loan Association, the principal amount of $20,750.00.

We, John Dwight Cole and wife, Janice M. Cole have bargained and sold, and by these presents do transfer and convey unto the said Edwin A. Groves and wife, Linda J. Groves

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 20 on the Plan of Stacy Square, Section 2, as of record in Book 4175, page 30, Register's Office for said County.

Said Lot No. 20 fronts 78.0 feet on the westerly side of Sawyer Brown Road, and extends back 169.1 feet on the southerly line and 145.7 feet on the norhterly line to a dead line in the rear, measuring 77.64 feet thereon.

Being the same property conveyed to John Dwight Cole and wife, Janice M. Cole by deed from Frederick W. Hull and wife, Barbra H. Hull as of record in Book 4579, page 94, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all restrictions, easements, and plats of record as of record in Register's Office for said County.

This is improved (X) unimproved ( ) property, known as 7941 Sawyer Brown Road (House Number) (Street) Nashville, Tennessee 37221 (P. O. Address) (City or Town) (Zip Code)

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.

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.

Witness our hands this 4th day of December, 19 79.

John Dwight Cole

Janice M. Cole

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STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named John Dwight Cole and wife, Janice M. Cole

the bargainor, 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 4th day of December, 1979.

My commission expires 7-30-80 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer or value of property (whichever is greater) is $ 57,500.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

Sworn to and subscribed before me this 4th day of December, 19 79.

My commission expires 7-30-80 Notary Public

This instrument was prepared by:

Rick M. Johnson, Attorney, Suite 1112 Parkway Towers, Nashville, Tenn. 37219
Name Address

WARRANTY DEED

FROM

TO

F 66422

IDENTIF. REFERENCE

DEC 5 8 55 AM '79

REGISTER
DAVIDSON COUNTY, TENN.

Pioneer National Title Insurance Company
Public Square Building
344 4th Avenue North
NASHVILLE, TENNESSEE 37219

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5539 PAGE 314

FOR

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			57500.00- CO	
			149.50 CO TX	
			.50 PRFEE	
			6.00 MORTG	
			CHECK	156.00-
9652A	12/05/79	BAL		.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 66422

IDENTIF. REFERENCE

DEC 5 8 55 AM '79

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TENN.

No. 729410