This Instrument Prepared by:
Stewart & Black, Attorneys
223 Madison Street
Madison, Tennessee 37115

WARRANTY DEED

BOOK 6226 PAGE 762

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Oscar Grass et ux,	Engel Mortgage Company, Inc.	Map 52-1
(NAME) 235 Robinwood Avenue	(NAME) P. O. Box 847	Par 182
(STREET ADDRESS OR ROUTE NUMBER) Madison, Tenn. 37115	(STREET ADDRESS) Birmingham, Ala. 35201-0847	
(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, and other good and valuable considerations, receipt of which is hereby acknowledged, including the Grantees assuming a certain unpaid indebtedness of record in Book 5434, page 738, Register's Office for Davidson County, Tennessee, which Grantees promise to pay and agree to hold Grantors harmless from same, we

WILLIAM G. VAUGHN, JR. AND WIFE, NANCY E. VAUGHN,

hereinafter referred to as Grantors,

have this day bargained and sold, and do hereby transfer and convey unto the said OSCAR GRASS AND WIFE, MARIA GRASS, hereinafter referred to as Grantees, their

(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

LAND in Davidson County, Tennessee, being Lot No. 26, Block "G" on the Revised Plan of Power & Roth's Madison Park Subdivision, of record in Book 843, page 7, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to WILLIAM G. VAUGHN, JR. AND WIFE, NANCY E. VAUGHN by deed from LARRY D. RANDOLPH AND WIFE, PHYLLIS D. RANDOLPH of record in Book 5434, page 735, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ 30,886.64

Subscribed and sworn to before me, this the 1st, day of February 19 84.

Affiant

My commission expires: 11/1/87 (Affix Seal)

Notary Public

NOTARY PUBLIC AT LARGE TENNESSEE

This is improved (X) unimproved ( ) property, known as 235 Robinwood Ave., Madison, Tenn. 37115
(House Number) (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

Grantees, 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.*

We *further covenant and bind* ..ourselves, our.. *heirs and representatives, to warrant and forever defend the title to said real estate to said* Grantees, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness our *hand* s *this* 1st *day of* February, *19* 84 *the corporate party, if any, having caused its name to be signed hereto by the duly authorized officers on said day and date.*

x William G. Vaughn Jr.
x Nancy E. Vaughn

x Oscar Grass
x Maria Grass

02/23/84 11:52

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, WILLIAM G. VAUGHN, JR., NANCY E. VAUGHN, OSCAR GRASS AND MARIA GRASS

the within named bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Madison, Tennessee, this 1st day of February, 19 84.

Commission expires 11/1/87

Notary Public

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 .....

FILED FOR REGISTRATION
DAVIDSON COUNTY, TN
FEB 6 9 06 AM '84

IDENTIFICATION REFERENCE

10 1 6 4 5

WARRANTY DEED

FROM
WILLIAM G. VAUGHN, JR., ET UX

TO
OSCAR GRASS ET UX,

Compliments of
Commonwealth Title Agency
of Nashville, Inc.
Suite 106, Madison Bldg.
223 Madison St.
MADISON, TENNESSEE 37115

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6226 PAGE 764

CD - 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
			30886.54- CAMT.	
			80.34 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	86.84-
1152A02/06/84			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 0 1 6 4 5

IDENTIF. REFERENCE

FEB 6 9 06 AM '84

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 11424