This Instrument prepared by ROBERT L. SHAWN ENTERPRISES
117 South Broadway- P. O. Box 461
Portland, Tennessee 37148-0461

FOR AND IN CONSIDERATION of the sum of ($15,001.00)
----------Fifteen Thousand, One and No/100----------DOLLARS

Paid and to be paid by James Edward Grundy and wife Linda Sue Grundy as follows;
One Dollar paid in cash the receipt of which is hereby acknowledged and by executing a note in the amount of $15,000.00 due in 180 monthly installments, (15 years) of $199.80 each beginning on October 1st, 1984 and continueing on the 1st day of each succeeding month. This note will bear interest at the rate of 14% per annum on the unpaid balande and the interest is included in the above mentioned installments.
In event in the default in the payment of any instalment when due then all remaining instalments become due and collectible.
This note may be paid off in full at any time without any additional interest or penalty. The note mentioned above is a lien note and a lien is retained on the property described in this deed until said note is paid in full.

Send tax statements to James Edward Grundy, R-2 Box 370, White House, Tn. 37188

STATE OF TENNESSEE, AT LARGE

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $15,001.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale. Affiant James Edward Grundy

Subscribed and sworn to before me this the 28th day of August 19 84

Notary Public

My Commission expires Dec. 30, 1985

I, Gene A. Graves (a single person)

have this day bargained and sold, and by these presents do transfer and convey unto the said James Edward Grundy and wife Linda Sue Grundy

their

heirs and assigns, a certain tract or parcel of land in ~~Sumner~~ County, State of Tennessee, as follows:

12/13 31.50- CHECK

295

SITUATED, in Davidson County, Tennessee and being Lots Nos. 3,4,5, and 6 in Block D on the map of Hadley Bend City Subdivision, a plan of which is of record in Plat Book 421, Page 120, in the Registers Office of Davidson County, Tennessee and described as follows; Said Lot No. 3 fronts 25 feet on the southerly side of Commerce Street and runs back between parallel lines, 164 feet more or less and measures 25 feet at the rear.

Said Lot 4 fronts 25 feet on the southerly side of Commerce Street and runs back between parallel lines measuring 164 feet more or less, on the west line, 160 feet, more or less on the east line, and measures 25 feet at the rear.

Said Lot No. 5 fronts 25 feet on the southerly side of Commerce Street and runs back between parallel lines 160 feet, more or less and measures 25 feet at the rear.

Said Lot No. 6 fronts 25 feet on the southerly side of Commerce Street and extends back 160 feet more or less on the west line, 143 feet more or less on the east line, and measures 25 feet at the rear.

This being the same preperty conveyed to Gene A. Graves by Mattie Warren only heir of Ollie Lampley on the ___ day of August 1984, and the same is recorded in the Registers Office of Davidson County, Tennessee in Deed Book # ___, Page # ___.

Possession will be given with delivery of deed.

All taxes up to and including the year 1983 shall be paid by the Grantor and the Grantee will assume the 1984 taxes.

Address of said property is 127 Commerce St., Old Hickory, Tenn.

Reference is made to Map 64-9, Parcel 68, 4D 23395

To have and to hold the same tract or parcel of land, with the appurtenances, estate, and interest thereto; to the said James Edward Grundy and wife Linda Sue Grundy their heirs and assigns, forever, and I do covenant with the said James Edward Grundy and wife Linda Sue Grundy that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unincumbered, And I do further covenant and bind, myself, my heirs and representatives, to warrant and forever defend the title to said land to the said James Edward Grundy and wife Linda Sue Grundy their heirs and assigns, against the lawful claims of all persons whomsoever.

Witness my hand this 28 day of August 1984

Witness:

Gene A. Graves

I 70883

IDENTIF. REFERENCE

DEC 18 10 42 AM '84

REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE, AT LARGE

Personally appeared before me Robert L. Shannon a Notary Public in and for said County, and State, the within named Gene A. Graves (a single person) the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the annexed instrument for the purpose therein contained.

Witness my hand and official seal, at Portland, Tennessee. this 28th day of August 1984.

ROBERT L. SHANNON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Robert L. Shannon
Notary Public

My Commission Expires 30 Day of Dec., 1985.

Warranty Deed

FROM

GENE A. GRAVES

TO mail

JAMES EDWARD GRUNDY AND W. FE

LINDA SUE GRUNDY

~~1119 Cleveland~~ 3B. 16 A. Jun

STATE OF TENNESSEE,
SUMNER COUNTY

Received for Record the _____ day of

_____ A. D. 19____ at

_____ o'clock ____ M., and recorded in

Book No. _____, Page _____

Noted in Note Book _____ Page _____

Fee $_____

_____
Register

By _____
Deputy Register

State Tax Paid _____ $_____

_____ $_____

Register's Fees _____ $_____

BOOK 6450 PAGE 982

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6450 PAGE 983

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
			1500.00-	CAMT.
			39.00	CSTAX
			.50	PRFEE
			12.00	WDEED
				CHECK 51.50-
			6295A12/18/84	BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 7 0 8 8 3

IDENTIF. REFERENCE

Dec 18 10 42 AM '84

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 94100