THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY**, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157
Box 8

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
James R. Groseclose 3605 Saratoga Drive Nashville, Tennessee 37205	Same	7DA-2724 117-2-1.00

WARRANTY DEED

BOOK 6651 PAGE 895

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Craig L. Sprinkle and wife, Ruth Sprinkle hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto James R. Groseclose and W. E. Lewis, Jr., as Joint Tenants with Right of Survivorship hereinafter called the Grantee, Grantee's 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 Lots Nos. 25 and 26, Block "A", on the plan of Bellwood, of record in Book 547, pages 149 and 150, Register's Office for said County.

SAID Lots Nos. 25 and 26 adjoin and front together 115 feet on the easterly margin of Saratoga Drive and extends back 133.02 feet on the northerly line and 151.75 feet on the southerly line to a dead line in the rear, measuring 159 feet thereon.

BEING the same property conveyed to Craig L. Sprinkle and wife, Ruth Sprinkle by deed from David S. Zamierowski and wife, Marylin Zamierowski, of record in Book 5037, page 758, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

3516

IDENTIFICATION REFERENCE

SEP 10 | 18 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

This is (un)improved property, known as 3605 Saratoga Drive, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 3rd day of September, 1985.

Ruth Sprinkle

Craig L. Sprinkle

STATE OF TENNESSEE
COUNTY OF Davidson

On this 3rd day of September, 1985, before me personally appeared Craig L. Sprinkle and wife, Ruth Sprinkle, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as their free act and deed.

My Commission Expires: Nov 4, 1987

Notary Public

BOOK 6651 PAGE 806

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

My Commission Expires:_____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 155,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 6th day of September, 1985.

My Commission Expires: Nov 4, 1987

_____
Notary Public

WARRANTY DEED

from:
Craig L. Sprinkle and wife, Ruth Sprinkle

to:
James R. Groseclose and W. E. Lewis, Jr.

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

dp

(TN-24001)

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6651 PAGE 807

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
CO TX -STATE TAX CONVEY
MO TX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			155000.00- CAMT.	
			403.00 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 409.50-	
			5394A09/10/85 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

35161.

IDENTIFICATION REFERENCE

SEP 10 | 10 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 171161