F.L.V. 35

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
David M. Regen and wife,	1st Tennessee Bank	104-11-261
(NAME)	(NAME)	
2510 Essex Pl.		24W-07340
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN. 37212		
(CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

BOOK 5744 PAGE 941

For and in consideration of the sum of Seventy-five thousand nine hundred fifty and no/100- ---------- DOLLARS

cash in hand paid and other good and valuable considerations the receipt and sufficiency of which is hereby acknowledged,

WE, Gregory M. Grana and wife, Janice T. Grana, the grantors

have bargained and sold, and by these presents do transfer and convey unto the said David M. Regen and wife, Lieselotte W. Regen

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

Being Lot No. 92 on the Plat of Bransford Realty Co.'s Sub of Edgar Jones Home Place of record in Plat Book 421, page 7, Register's Office for said County.

Said Lot No. 92 fronts 60 fee on the northerly margin of Essex Ave. and extends back between parallel lines 215 feet to an alley in the rear.

Being all the same property conveyed to the grantors herein by deed from Edward R. Hoge, et al, as of record in Book 4444, page 580, said Register's Office.

This conveyance is subject to 1985 property taxes which have been pro-rated to date and grantees assume in full.

6 3 6 2 1.

IDENTIFICATION REFERENCE

DEC 26 9 13 AM '85

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

~~unimproved~~ ( )
This is improved (XX) property, known as 2510 Essex Pl., Nashville, TN. 37212
(House Number) (Street)

(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 20th day of December, 19 85.

Gregory M. Grana

Janice T. Grana

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 6744 PAGE 942

Personally appeared before me, Marbut Clenn Gaston, Jr., a Notary Public in and for said County and State, the within named Gregory M. Grana and wife, Janice T. Grana

the bargainor s, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, TN. this 20th day of December, 19 85

My commission expires 4-17-88 Notary Public Marbut Glenn Gaston

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, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged to be the and respectively of , the within named bargainor, a corporation, and that as such and executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said as and attesting the same by the said as .

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 $ 75,950.00
This is equal to or greater than the property would bring at a fair and voluntary sale.

→ David M Regen

Sworn to and subscribed before me
this 20th day of December, 19 85.

My commission expires 4-17-88 Notary Public Marbut Glenn Gaston

This instrument was prepared by:

Name	Address
Marbut Glenn Gaston, Jr., Lawyer	2211 Crestmoor Rd., Nashville, TN. 37215

9584 WARRANTY DEED

FROM

Gregory M. Grana and wife,

Janice T. Grana

TO

David M. Regen and wife,

Lieselotte W. Regen

Ticor 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 _____

FOR _____

BOOK 6744 PAGE 943

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

75000.00- CONST.
197.34 CSTAX
.50 PRFEE
6.00 MDEED
CHECK 203.84-
9804A12/26/00 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6362 I.

IDENTIFICATION REFERENCE

Dec 26 9 13 AM '00

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 204485