file box 8/jcb

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

BOOK 6924 PAGE 350

ADDRESS NEW OWNER:
Charles W. Griggs
545 Michele Drive
Antioch, TN 37013

SEND TAX BILLS TO:
Bailey Mortgage Company

162 East Amite Street
Jackson, MS 39201

MAP-PARCEL NUMBERS:
MAP 162-11
PARCEL 12
5DU-76969

WARRANTY DEED

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, Bluegrass Homes, Inc. hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Charles W. Griggs and wife, Margaret L. Griggs 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 Lot No. 61 on the plan of Whittemore Valley, Section Three, of record in Book 6250, page 550, Register's Office for said County.

SAID Lot No. 61 fronts 60.00 feet on the southeasterly margin of Michele Drive and extends back 217.54 feet on the northeasterly line and 217.72 feet on the southwesterly line to a dead line in the rear, measuring 69.43 feet thereon.

BEING part of the same property conveyed to Bluegrass Homes, Inc. by deed from B & P Development, a partnership, of record in Book 6816, page 823, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 6243, page 80, said Register's Office, and to the matters set forth in the above referenced plan of record.

23090

IDENTIFICATION REFERENCE

Jul 22 9 48 AM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

This is (un)improved property, known as 545 Michele Drive, Antioch, TN 37013.

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 21st day of July, 19 86

Bluegrass Homes, Inc.
BY: _____
Neal Turner, Secretary-Treasurer

Bluegrass Homes, Inc.
By: _____
Billy J. Tisdale, President

STATE OF TENNESSEE
COUNTY OF _____

On this ____ day of _____, 19___, before me personally appeared _____, 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 _____ free act and deed.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned, of the State and County aforesaid, personally appeared Billy J. Tisdale, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the President (or other officer authorized to execute the instrument) of the Bluegrass Homes, Inc., the within named bargainor, a corporation, and that he as such President, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President. Witness my hand and official seal, at office in Nashville, Tennessee, this 21st day of July, 1986.

Notary Public

My Commission Expires: 11-1-87

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 66,870.00.

Affiant

Subscribed and sworn to before me, this the 21st day of July, 1986.

Notary Public

My Commission Expires: 11-1-87

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, of the State and County aforesaid, personally appeared Neal Turner, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Secretary-Treasurer of the Bluegrass Homes, Inc., the within named bargainor, a corporation, and that he as such Secretary-Treasurer, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Secretary-Treasurer. Witness my hand and official seal at office in Nashville, Tennessee, this the 21st day of July, 1986.

NOTARY PUBLIC

My commission expires: 11-1-87

WARRANTY DEED

from:
Bluegrass Homes, Inc.

to:
Charles W. Griggs and wife,
Margaret L. Griggs

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

TN-25228

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 6524 PAGE 352

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

66878.00- CONT.
187.38 CSTAX
.50 PRFEE
6.00 MDEED
ONEOK 193.88-
0271A07/22/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

23090

IDENTIFICATION REFERENCE

JUL 22 9 48 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 273583