File Box 49

BOOK 8589 PAGE 926

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 127,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS

31st DAY OF March 1992

Notary Public

MY COMMISSION EXPIRES 7/27/93

THIS INSTRUMENT WAS PREPARED BY
LAWYERS TITLE INSURANCE CORPORATION
Stuart Jones, Attorney 424 Church St. Suite 200 Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James W. Granbery et ux (NAME)	Same (NAME)	130-8-98
4337 Estes Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37215 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Walton Thomas Conn and wife, Sue E. Conn

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James W. Granbery and wife, Janice M. Granbery

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT

LAND lying in the 7th Civil District of Davidson County, Tennessee, BEING the northerly part of Lot No. 1 and the southerly part of Lot No. 2 on the Plat of Sharber's Harding Place Subdivision, not of record, described according to a survey made by Geo. W. Watkins, Surveyor, May 5, 1959, as follows:

BEGINNING at an iron pin in the westerly margin of Estes Avenue 168.5 feet northerly from the intersection of the westerly margin of Estes Avenue and the northerly margin of Harding Place; said point being also 208.5 feet northerly from the intersection of the westerly line of Estes Avenue and the center line of Harding Place; thence North 85 deg. 45' West 149.4 feet to a monument; thence North 16 deg. 35' West 132.8 feet; thence South 86 deg. East 193.8 feet to the westerly margin of Estes Avenue; thence with the same South 3 deg. 05' West 123.75 feet to the beginning.

BEING the same property conveyed to Mary P. Conn by Deed of record in Book 3535, Page 623, Register's Office for Davidson County, Tennessee. The said Mary P. Conn, a/k/a Mary Porter Conn, having since died and subject property vested in Walter Thomas Conn a/k/a Walter T. Conn under the Last Will and Testament of the said Mary Porter Conn.

Sue E. Conn, wife of the said Walton Thomas Conn, joins in this conveyance for the purpose of conveying any and all right and title that she may now, or at any time in the future, have in subject property, especially her marital rights.

unimproved ( )
This is improved (X) property, known as 4337 Estes Road Nashville, TN 37215
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 seised 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. Wherever 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 31st day of March, 19 92

Walton Thomas Conn
Walton Thomas Conn

Sue E. Conn
Sue E. Conn

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STATE OF TENNESSEE }
County of Davidson }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Walton Thomas Conn and wife, Sue E. Conn

or proved to me upon the basis of satisfactory evidence the bargainor, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of March 19 92.

Commission expires 1/23/94

Notary Public

STATE OF TENNESSEE }

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19_____

My commission expires _____

Notary Public

WARRANTY DEED

FROM
Walton Thomas Conn et ux

TO
James W. Granbery et ux
Janice M. Granbery

Furnished by:
Lawyers Title Insurance Corporation
Third National Financial Center
424 Church Street, Suite 200 (37219-2302)
P.O. Box 2787 (37219-0787)
Nashville, Tennessee

97642

IDENTIFICATION REFERENCE

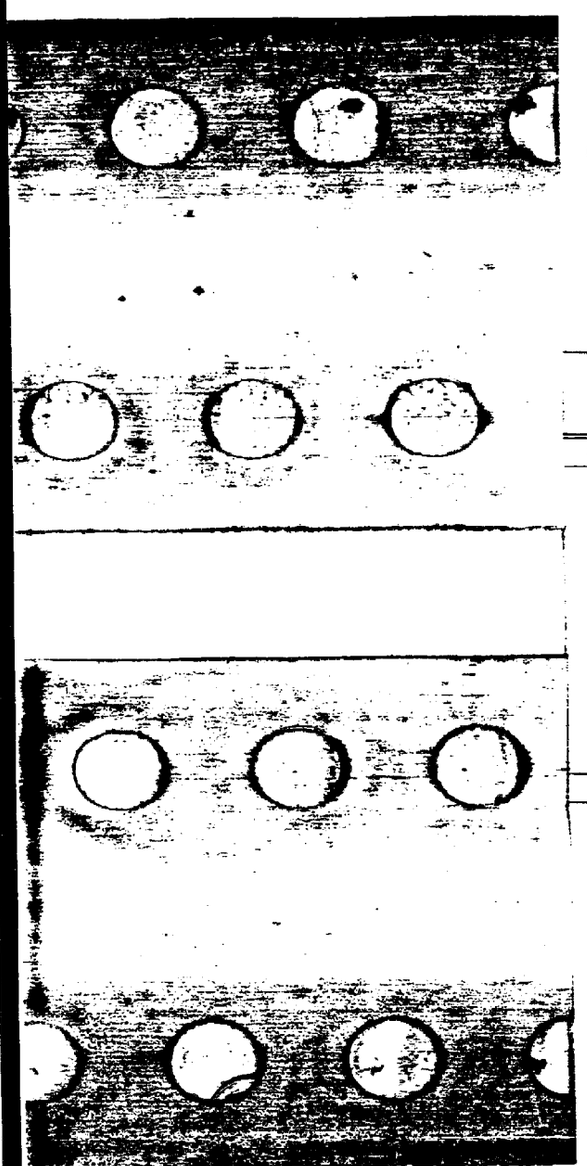
APR 1 10 50 AM 19

DAVIDSON COUNTY, TN

MAIL ENV.

5946 04/01 0101 03CHECK 478.75

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



RECEIVED OF _____

FOR _____ BOOK 8589 PAGE 928

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
			CAMT	127500.00
			CON TX	471.75
			PRFEE	1.00
			WDEED	6.00
			TOTAL	478.75
			CHECK	478.75
04/01/92	01		10:49 0001	5946

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

97642

IDENTIFICATION REFERENCE

APR 1 10 59 AM '92

DAVIDSON COUNTY, TN

No. 516852