Box 5

WARRANTY DEED

BOOK 8666 PAGE 180

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,

James E. Bruce

hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto Joseph D. Griggs

hereinafter called GRANTEES; their heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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 uncumbered, unless otherwise herein set out, except for (1) property taxes for the year 1991 and subsequent years, and (2) easements and restrictions of public record, and we do further convenant 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 my hand(s) this 29th day of June 19 92.

James E. Bruce

James E. Bruce

2431 5

IDENTIF. REFERENCE

Jul 1 12 16 PM '92

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named James E. Bruce, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Tennessee, this 29th day of June, 1992.

Judith C. Jacob
Notary Public

My Commission Expires:

11/21/92

CORPORATION

STATE OF TENNESSEE)
COUNTY OF _____)

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, and who, upon oath, acknowledged _____self to be_____ _____ of the _____, the within named bargainor, a corporation, and that _____as such _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the cor poration by _____self as _____

Witness my hand and seal, at office in _____, this _____day of _____,19_____

_____
Notary Public

My Commission expires: _____, 19_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $55,000.00.

Joseph D. Griggs
Affiant

Subscribed to and sworn before me this 29th day of June, 1992.

Judith C. Jacob
Notary Public

My Commission Expires:
11/21/92

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP/PARCEL NOS.
Joseph D. Griggs	New Owner	83
1308 Stratton Avenue		5
Nashville, Tennessee		301

This instrument prepared by:
Real Estate Loan Services
1100 Kermit Drive Suite 204
Nashville, Tennessee 37217

Attachment "A"

The following described tract of land:

BEING LOT NO. 24 of Block "B" on the Plan of F. O. Beasley's Addition to East Nashville, as of record in Book 57, page 85, Register's Office for Davidson County, Tennessee.

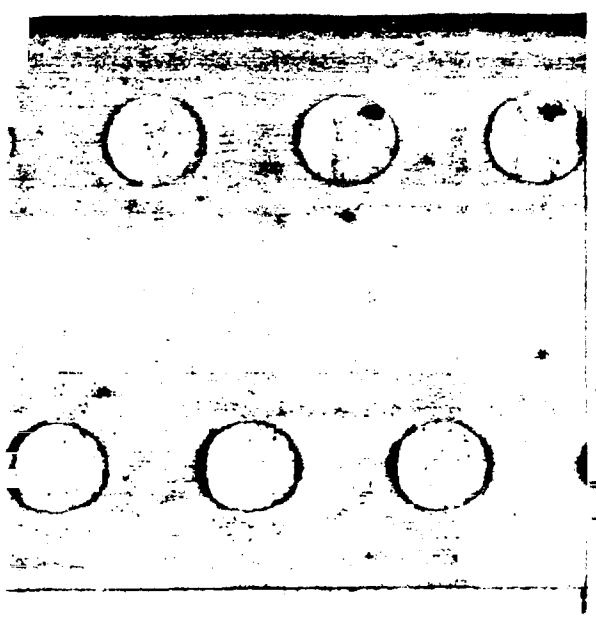
SAID Lot No. 24 front 50 feet on the southerly side of Stratton Avenue and runs back between parallel lines 160 feet to an alley.

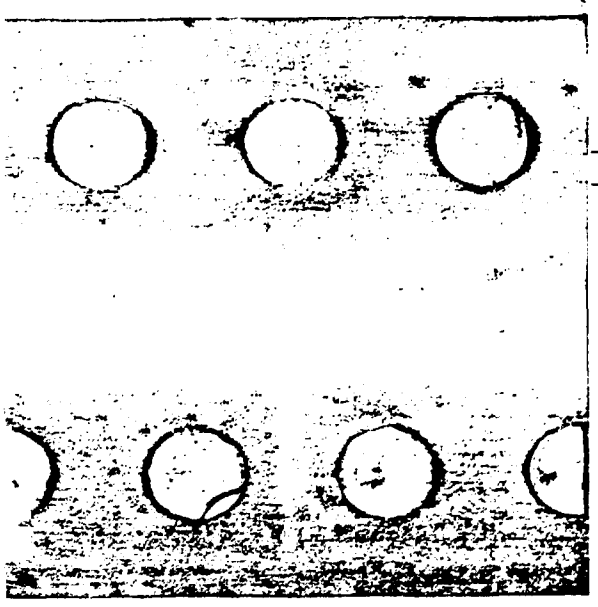
Being the same property conveyed to James E. Bruce and wife, Harvalene Bruce, by Quitclaim deed from Harold B. Coe and wife, Inez D. Coe, dated August 6, 1982, recorded August 10, 1982, Quitclaim Deed Book 5922, Page 143, Register's Office for Davidson County, Tennessee. The said Harvelene Bruce died June 23, 1991, thereby vesting title in the name of James E. Bruce.

This property also known as 1308 Stratton Avenue, Nashville, Tennessee, 37206.

rta/rta13949

1724 07/01 0101 03CHECK 216.50





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8666 PAGE 183

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 55000.00
CON TX 203.50
PRFEE 1.00
WDEED 12.00
TOTAL 216.50
CHECK 216.50

07/01/92 01 12:17 0001 1724

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

24316

IDENTIF. REFERENCE

JUL 1 12 16 PM '92

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 546529