Prepared by:
WILLIAM D. CASTLEMAN, ATTORNEY
101 Cumberland Avenue, Suite 100
Madison, Tennessee 37115

BOOK 3713 PAGE 389

New Owner	Send Tax Bills To	Map/Parcel No.
Terry Hugh Wills	UNION PLANTERS NATIONAL BANK	Map 42-11
511 N. Graycroft Ave.	P.O. BOX 2508	Parcel 4
Madison, TN 37115	Nashville, TN 37219	

WARRANTY DEED

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, **ROBERT A. GROVER, and wife, GLORIA ANITA GROVER,** hereinafter called the **"Grantors"**, have bargained and sold, and by these presents do transfer and convey unto **TERRY HUGH WILLS, and wife, SUSAN K. WILLS,** hereinafter called the **"Grantees"**, their heirs and assigns, a certain tract or parcel of land in **Davidson County, Tennessee,** described as follows, to-wit:

> LAND in Davidson County, Tennessee, being Lot No. 27 on the Plan of Section II, Morning View Subdivision, as of record in Book 2133, Page 99, Register's Office for Davidson County, Tennessee.
>
> SAID Lot No. 27 fronts 120 feet on the northwesterly side of Graycroft Avenue and runs back between lines 398.67 feet on the southwesterly line and 438.20 feet on the northerly line, which is a broken line, to a dead line in the rear measuring 25 feet thereon.
>
> BEING the same property conveyed to Charles G. Grover, and wife, Miriam B. Grover and Frances Elizabeth Patterson by deed from A. J. Coleman, and wife, Edith Coleman, as of record in Book 2547, Page 209, Register's Office for Davidson County, Tennessee. The said Charles G. Grover and Miriam B. Grover having both since died, with Charles G. Grover pre-deceasing Miriam B. Grover, leaving Frances Elizabeth Patterson and Robert A. Grover as the only heirs-at-law of Miriam B. Grover. The said Frances Elizabeth Patterson having since died, and by Last Will and Testament of Frances Elizabeth Patterson, said property was ordered to be sold and the proceeds paid to Robert A. Grover, said Will being of record in the Probate Court for Davidson County, Tennessee, No. 99545.
>
> THIS IS IMPROVED PROPERTY KNOWN AS:
> 511 N. Graycroft Avenue
> Madison, Tennessee 37115

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. 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 22nd day of August, 1992.

Gloria Anita Grover
GLORIA ANITA GROVER

Robert A. Grover
ROBERT A. GROVER

J. C. Oakley
J. C. OAKLEY, Administrator of the Estate of Frances Elizabeth Patterson, Deceased

STATE OF CALIFORNIA)

COUNTY OF San Francisco

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ROBERT A. GROVER, and wife, GLORIA ANITA GROVER**, the bargainors, 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 San Francisco, California, this 22nd day of August, 1992.

Arthur L. Nelson
Notary Public

My Commission Expires: Jun 4, 1993

OFFICIAL SEAL
ARTHUR L NELSON
NOTARY PUBLIC - CALIFORNIA
SAN FRANCISCO COUNTY
My comm. expires JUN 4, 1993

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer, is $ 75,500.00 .

Susan K. Wills
Affiant

SWORN to and subscribed before me, this 27th day of August, 1992.

Notary Public

My Commission Expires: Nov. 21, 1992

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **J. C. OAKLEY, Administrator of the Estate of Frances Elizabeth Patterson, Deceased,** the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 27th day of August, 1992.

Notary Public

My Commission Expires: Nov 21, 1992

4048.2

IDENTIFICATION REFERENCE

AUG 28 9 45 AM '92

DAVIDSON COUNTY, TN

PICK-UP

1800 08/28 0101 03CHECK 292.35

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8713 PAGE 392

CC CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MG 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 75500.00
CON TX 279.35
PRFEE 1.00
WDEED 12.00
TOTAL 292.35
CHECK 292.35

08/28/92 01 09:47 0001 4800

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4048.2

IDENTIFICATION REFERENCE

AUG 28 9 45 AM '92

CLERK Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 564525