56

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

John M. Jordan, Attorney
2323 Crestmoor Rd.,
Nashville, TN 37215

BOOK 8963 PAGE 201

THIS INDENTURE made and entered into as of the **27th** day of **May, 1993** by and between

John Gromos and Elizabeth Gromos, Husband and Wife ,

hereinafter referred to as Grantor, and

Creighton/Danner Partnership , a Tennessee Partnership

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 20 on the Map of Glendale Park, Section 1, as of record in Book 1130, Page 45, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a complete and accurate legal description.

Being the same property conveyed to John P. Gromos and Elizabeth L. Gilliam, both unmarried by deed from Mrs. Claudia McKibbon, a single person of record Book 8299, page 183 Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, his/her heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

John Gromos

John Gromos

Elizabeth Gromos

Elizabeth Gromos

24432

IDENTIFICATION REFERENCE

MAY 28 10 54 AM '93

DAVIDSON COUNTY, TN

RECORDERS MEMO

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

INDIVIDUAL

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **John Gromos and Elizabeth Gromos, Husband and Wife**, the within named 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, at office, this **27th** day of **May, 1993**.

Notary Public

Commission Expiration: 11-27-93

STATE OF Tennessee
COUNTY OF Davidson

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$104,500.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Elizabeth Creighton
Affiant

Subscribed and sworn to before me this **27th** day of **May, 1993.**

Notary Public

Commission Expiration: 11-27-93

3409 05/28 0101 03CHECK 395.65

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
Anderson & Jordan Escrow Company, Inc. 2323 Crestmoor Rd., Nashville, TN 37215	Creighton/Danner Partnership 900 West View Avenue Nashville, TN 37205	4323 Lealand Avenue Nashville, TN MAP PARCEL NUMBER 132-5-262



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8963 PAGE 203

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 104500.00
				CON TX 386.65
				PRFEE 1.00
				WDEED 8.00
				TOTAL 395.65
				CHECK 395.65
05/28/93	01			10:55 0001 8408

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

24432

IDENTIFICATION REFERENCE

MAY 28 10 54 AM '93

F. Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 656421