THIS INSTRUMENT PREPARED BY:
David B. Herbert
Ortale, Kraley, Herbert & Crawford
Third Floor, Noel Place
200 Fourth Avenue North
Nashville, TN 37219-2375

Book 36

WARRANTY DEED BOOK 9220 PAGE 388

MAP-PARCEL NUMBER(S)	NAME AND ADDRESS OF NEW OWNER(S)	SEND TAX BILLS TO
83-07-0 330.00	James D. Grubbs P.O. Box 772113 Eagle River, Alaska 99577	James D. Grubbs P.O. Box 772113 Eagle River, Alaska 99577
FIELD BOOK NUMBER(S)	STREET ADDRESS OF SUBJECT PROPERTY (IF IMPROVED)	LOAN OR ACCOUNT NO.
	2022/2023 Oak Court, Nashville, Tennessee	PROPERTY IS ☒ IMPROVED ☐ UNIMPROVED

EACH BOOK AND PAGE NUMBER REFERRED TO HEREIN, UNLESS OTHERWISE DESIGNATED, IS IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

For and in consideration of the sum of TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

SAVIT INCORPORATED

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto James D. Grubbs and wife, Thelma Grubbs

hereinafter called the Grantee, his heirs, successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Being Lot No. 12 on the Plan of Eastland Oaks, Section 2, as of record in Book 4860, page 9, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Savit Incorporated by deed from James D. Grubbs and wife, Thelma Grubbs, as of record in Book 7553, page 82, Register's Office for said County.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, and easements and rights of way for public utilities applicable to this property and all matters shown on the recorded plat referred to above.

This instrument prepared by David B. Herbert, Attorney at Law, 200 Fourth Avenue, North, Nashville, Tennessee upon information furnished by the parties herein.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, his heirs, successors and assigns, forever.

And the Grantor Covenants with the Grantee, that he is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is unencumbered.

The Grantor further covenants and binds himself, his heirs, successors and representatives to warrant and defend the title to the said land to the Grantee, his heirs, successors and assigns 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.

In witness whereof, the Grantor has hereunto set his hand (if a corporation, has caused its name to be signed hereto by its duly authorized officers) on this, the day of , 1993.

SAVIT INCORPORATED
BY: Nora Neal
Nora Neal, President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 9220 PAGE 389

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named __________ the bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that __________ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at __________, Tennessee, this, the _____ day of __________, 19 _____.

My commission expires: __________
Notary Public

STATE OF __________
COUNTY OF __________

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared the within named __________ the bargainor(s), with whom I am personally aquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that __________ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at __________, this, the _____ day of __________, 19 _____.

My commission expires: __________
Notary Public

07588 IDENTIF. REFERENCE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
THE ACTUAL CONSIDERATION OF VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 37,000.00 Nora Neal
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7 DAY OF December 1993 MY COMMISSION EXPIRES: 10/21/96 Laura M. Campbell-Webb
(AFFIX SEAL) *Notary Public*

WARRANTY DEED

FROM

SAVIT INCORPORATED

TO

JAMES D. GRUBBS AND WIFE,

THELMA GRUBBS

ORTALE, KELLEY, HERBERT & CRAWFORD
Nashville, Tennessee

STATE OF ~~TENNESSEE~~ ALASKA)
COUNTY OF ~~DAVIDSON~~ __________)

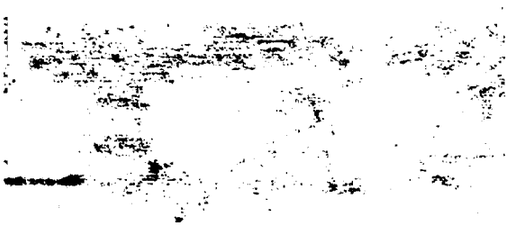
Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Nora Neal and __________, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged herself to be the president and __________ respectively, of Savit Incorporated a corporation, the bargainor, and that she as such president and __________ being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the said corporation by the said Nora Neal as such president ~~and attesting the same by the said xxxxxxxxxxxxxxxxxxxxxxxx as such xxxxxxxxxxxxxxxxxxxxxxxx~~.

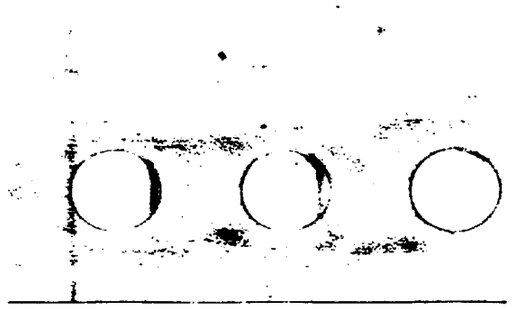
Witness my hand and official seal at Anchorage Alaska, ~~Tennessee~~, this, the 7 day of December, 19 93.

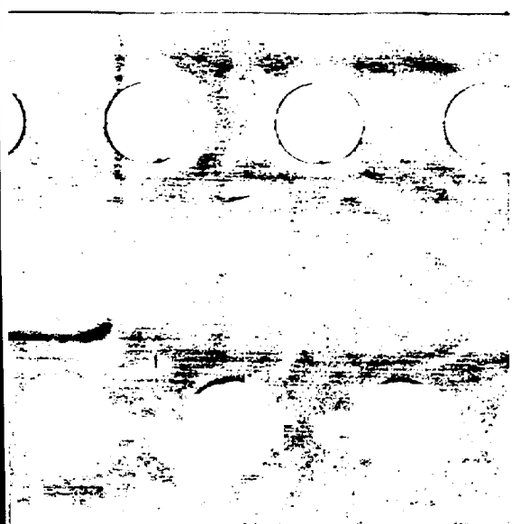
My commission expires: 10/21/96

Laura M. Campbell-Webb
Notary Public

45.90 CHECK







OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9220 PAGE 390

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 37000.00
				CON TX 136.90
				PRFEE 1.00
				WDEED 8.00
				TOTAL 145.90
				CHECK 145.90
			01/13/94 01	14:13 0001 9601

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07588
IDENTIF. ← REFERENCE

94 JAN 13 PM 2:14

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN.

No.745596