File Box #51-A

This Instrument Prepared By:
LAWLESS & ASSOCIATES, P.C.
19th Floor
First American Center
Nashville, TN 37238-0068

ADDRESS NEW OWNER:
Keith J. VanderGriend and Cindy L. VanderGriend
106 Lincoln Court
Nashville, TN 37205

SEND TAX BILL:
To Owner

MORTGAGEE:
Nashville Bank of Commerce
221 Fourth Avenue North
Nashville, TN 37219

MAP AND PARCEL:
MAP 116-13
GROUP
PARCEL 119

97-3 06/30 0101 03CHECK 497.40

WARRANTY DEED

BOOK 9718 PG 339

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Marjorie Cooney, unmarried, hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Keith J. VanderGriend and wife, Cindy L. VanderGriend, 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 in Davidson County, Tennessee, being Lots Nos. 9 and 10 of Block 1, on the Plan of The Courts of BelleMeade, a plan of which is of record in Book 547, page 141, Register's Office for said County.
>
> Said Lots Nos. 9 and 10 in Block 1 front 30 feet each on the westerly side of Lindbergh Court (now Lincoln Court) and run back between parallel lines 145 feet to a dead line.
>
> BEING the same property conveyed to Marjorie Cooney, unmarried, by deed from Joe Werthan and wife, Sadie B. Werthan, as of record in Book 2695, page 145, Register's Office for Davidson County, Tennessee.

This is improved property known as 106 Lincoln Court, Nashville, TN 37205.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Keith J. VanderGriend and wife, Cindy L. VanderGriend, their heirs and assigns, forever; and I, Marjorie Cooney, unmarried, do covenant with the said Grantees that I am 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 I do further covenant and bind myself, my 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BK/PG 9718:340

Witness my hand this the 29th day of June, 1995.

Marjorie Cooney

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Marjorie Cooney, unmarried, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Warranty Deed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 29th day of June, 1995.

NOTARY PUBLIC

My Commission Expires: My Commission Expires MAR. 23, 1996

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 132,000.00.

AFFIANT

Subscribed and sworn to before me
this 29th day of June, 1995.

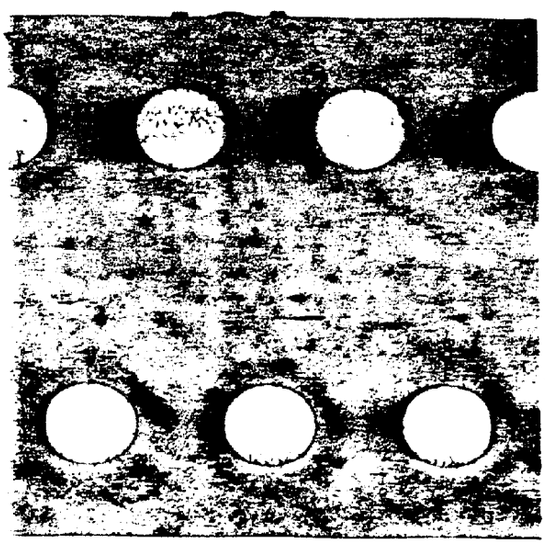
NOTARY PUBLIC

My Commission Expires: My Commission Expires MAR. 23, 1996

C:\WP51\WORK\CLOSINGS\GNB95115.WD

95 JUN 30 PM 1:45
FELIX A. WILKINSON REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE
0075221



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

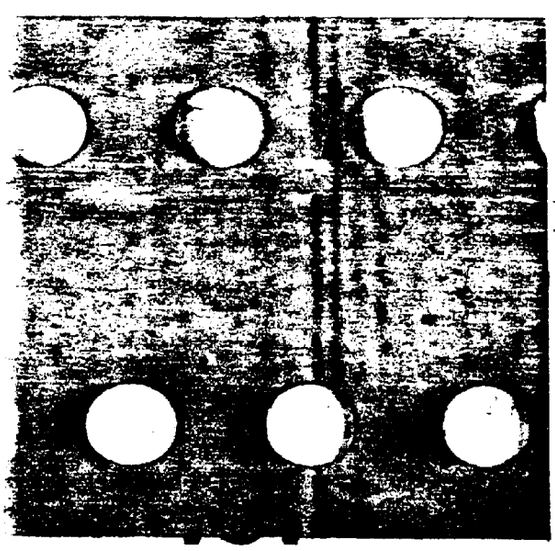
RECEIVED OF _____

FOR _____

BOOK 9718 PG 341

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 132000.00
CON TX 488.40
PRFEE 1.00
MTEED 8.00
TOTAL 497.40
CHECK 497.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/30/95 01 13:47 0001 6913

0075221
IDENTIF. ↑ REFERENCE

95 JUN 30 PM 1:45
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 926073