BOOK 9759 PG 217

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 188,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9th DAY OF August 19 95

Notary Public

MY COMMISSION EXPIRES: January 20, 1999
(AFFIX SEAL)

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Marvin T. Grizzle (NAME)	Owner (NAME)	MAP 95-8
151 Spring Valley Road (ADDRESS)	(ADDRESS)	PARCEL 113
Nashville, TN 37214 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, William S. Maiden and wife, Phyllis W. Maiden

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Marvin T. Grizzle and wife, Betty Jean Grizzle

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:

TRACT ONE:
Being Lot No. 5 on the unrecorded map of the re-subdivision of Lots No.s 71, 73 to 76 inclusive, and Lots 105 and 106 on the plan of Bluefields, of record in Book 843, Page 34, Register's Office for Davidson County, Tennessee, and described according to a survey made by Z. J. Wilkinson, Surveyor, May 24, 1952, as follows: BEGINNING at a point in the northerly margin of Spring Valley Road, said point being 18 feet east of the original southwest corner of Lot No. 74 on said plan being the common corner of Lots 5 & 6 on said re-subdivision; thence with the line between said two lots, northerly 322 feet to the southerly line of Lot No 68 on the original subdivision; thence with the southerly line of the same, easterly 60 feet to the common corner of Lots 4 & 5 on said re-subdivision; thence with the line between said lots southerly 297 feet to a point in the northerly margin of Spring Valley Road; thence with the margin of same, westerly 100 feet to the point of beginning.

TRACT TWO:
Land lying in the First Civil District, Davidson County, Tennessee, said tract or parcel of land being part of Lot No. 6, on the unrecorded map of the resubdivision of Lots Nos. 71, 73 to 76 inclusive and Lots 105 and 106, on the plan of Bluefields, as of record in Plat Book 843, Page 34, Register's Office for said County, and being more particularly described as follows: BEGINNING at the common rear corner of Lot No. 5 and Lot No. 6, on the aforesaid unrecorded map, said point being the northeasterly corner of the property being described in Deed Book 4284, Page 310, and the northwesterly corner of the property being described in Deed Book 2394, Page 51, Register's Office for said County; thence running with the common line of said Lots No. 5 and 6, southerly 74 feet, more or less to a point in the common line of said tracts; thence leaving the common

CONTINUED

unimproved ( )
This is improved (X) property, known as 151 Spring Valley Road, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 hand s this 9th day of August, 19 95

William S. Maiden

Phyllis W. Maiden

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named William S. Maiden and wife, Phyllis W. Maiden

the bargainor s, 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 Nashville, Tennessee, this 9th day of August, 19 95.

Commission expires January 20, 1999

Notary Public

ZANA C. PETTY
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

line of Lots No. 5 & 6, westerly 50 feet, more or less to a point; thence in a northelry direction 77 feet more or less to a point in the northerly line of Lot No. 6; thence with the northerly line of said Lot No. 6 in an easterly direction 47 feet, more or less to the point of beginning.

BEING the same property conveyed to William S. Maiden and wife, Phyllis W. Maiden by deed from Metropolitan Nashville Airport Authority, of record in Book 9449, Page 883, Register's Office for said County.

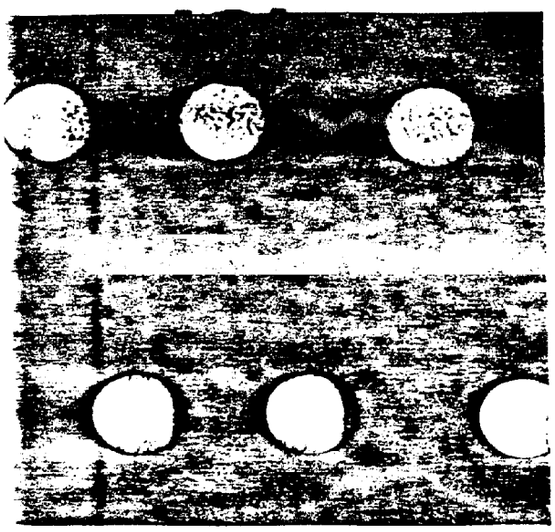
This conveyance is subject to Restrictive Covenants of record in Book 737, Page 258, Book 1140, Page 106, Book 2144, Page 585, and Book 2392, Page 463, Register's Office for said County.

1113 08/10 0101 03CHECK 710.45

00088232
IDENTIF. & REFERENCE

95 AUG 10 PM 1:24

REGISTER
DAVIDSON CNTY. TN.



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

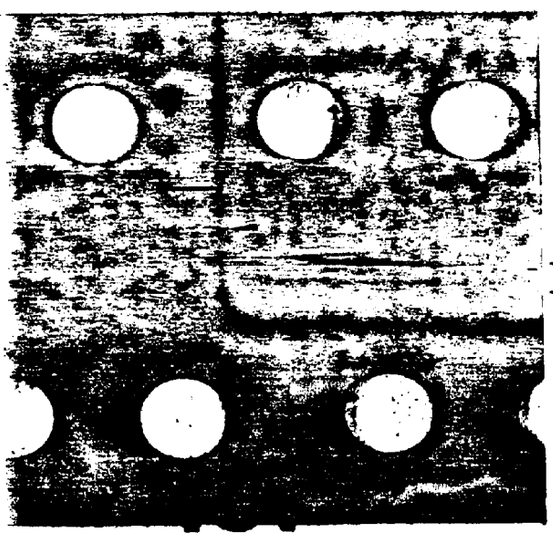
RECEIVED OF _____

FOR _____

BOOK 9759 PG 220

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 188500.00
CON TX 697.45
PRFEE 1.00
MDEED 12.00
TOTAL 710.45
CHECK 710.45

08/10/95 01 13:25 0001 1113

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0088232
IDENTIF. & REFERENCE

95 AUG 10 PM 1:24
REGISTER
DAVIDSON COUNTY, TN.

No. 940117