Realty
48

WARRANTY DEED

BOOK 10413 PG 875

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 225,000.00

Lloyd H. Griffin III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF April 19 97

Notary Public

MY COMMISSION EXPIRES: May 16, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lassiter, Tidwell and Hildebrand, 428 Wilson Pike Circle, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lloyd H. Griffin, III (NAME)	First American National Bank (NAME)	130-05-089.00
126 Brookfield Avenue (ADDRESS)	First American Center (ADDRESS)	
Nashville, TN 37205 (CITY) (STATE) (ZIP)	Nashville, TN 37237 (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, Robert B. Menzel and wife, Melinda K. Menzel

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lloyd H. Griffin, III and wife, Kara S. Griffin

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, TN, being Lot No. 12, Block "E" on the Plan of 2nd Revised Plan Highlands of Belle Meade No. 2, Blocks E,F,G,H and K, as of record in Plat Book 1130, Pages 71 and 72, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Together with that portion of Cross Hill Road abandoned by the Council of the Metropolitan Government of Nashville and Davidson County by Metropolitan Council Ordinance No. 093-739 in the Metropolitan Clerk's Office for said County.

Being the same property conveyed to Robert B. Menzel and wife, Melinda K. Menzel by deed from Nina C. Sivek, unmarried of record in Book 9418, Page 668, Register's Office for Davidson County, TN.

This description is the same used in the previous deed of record.

Subject to the rights of the public and subject to easements, if any, across that portion of subject property which was closed by the Council of the Metropolitan Government of Nashville and Davidson County, Ordinance No. 093-739 in the Metropolitan Clerk's Office for said County.

unimproved ( )
This is improved (X) property, known as 126 Brookfield Avenue, Nashville, TN 37205
(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 & this 10th day of April 19 97

Robert B. Menzel

Melinda K. Menzel

Melinda K. Menzel

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

BOOK 10413 PG 876

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Robert B. Menzel and wife, Melinda K. Menzel

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 Brentwood, Tennessee, this 10th day of April 19 97.

Commission expires May 16, 1999

Notary Public

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

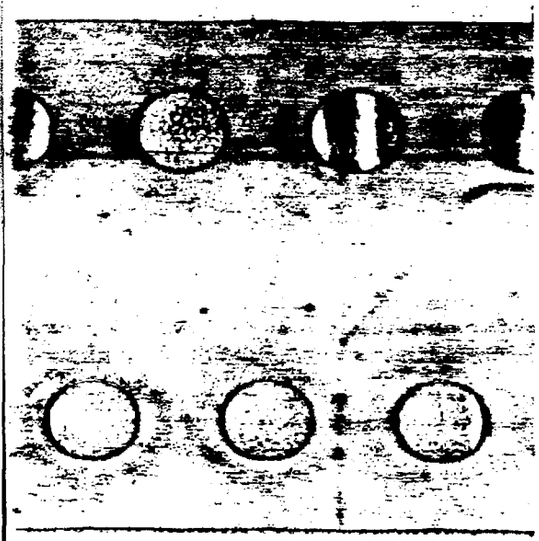
IDENTIF. # REFERENCE

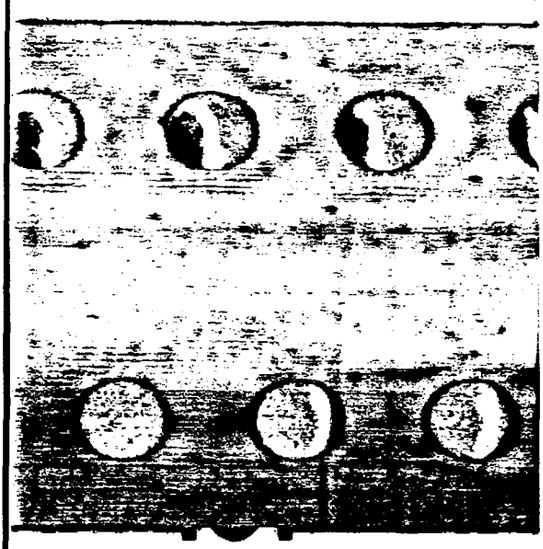
02934456

97 APR 11 AM 10:50
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

8379 04/11 0101 03CHECK

767.50





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

RECEIVED OF _____

FOR _____

BOOK 10413 PG 877

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 205000.00
CON TX 758.50
PRFEE 1.00
WDEED 8.00
TOTAL 767.50
CHECK 767.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK
04/11/97 01 1047 0001 8379

0293455
IDENTIF. ↑ REFERENCE

97 APR 11 AM 10:50
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1138591