PREPARED BY:
CHARLES A. WILLIAMS
ATTORNEY AT LAW
227 SECOND AVENUE NORTH
NASHVILLE, TENNESSEE 37201

BOOK 11335 PAGE 606

ADDRESS OF NEW OWNER	SEND TAX BILLS TO:	MAP 105-01
	SAME	Parcel 239
ANDREAS ALBERT 1213 15th Avenue South Nashville, Tennessee		

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF **THIRTY THREE THOUSAND NINNE HUNDRED (33,900.00) DOLLARS, JOHN LOUIS GRIGSBY AND WIFE, ANNA C. GRIGSBY** GRANTORS, have bargained and sold, and by these presents do transfer and convey unto the **ANDREAS ALBERT,** GRANTEES herein their heirs, assigns and successors all rights, title and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

LAND in Davidson County, Tennessee, being the south 50 feet of the east part of Lot 25 on the Map of O. B. Haynes Plan of large lots called Rokeby, of record in Book 21, page 87, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 25 fronts 50 feet on the west side of 15th Avenue, South, and extends back between parallel lines, parallel to and 255 feet south of the south margin of Edgehill Avenue, 152 feet 6 inches, more or less, to an alley.

Being the same property conveyed to JOHN LOUIS GRIGSBY AND WIFE, ANNA C. GRIGSBY by deed from SAMUEL M. MCKISSACK AND WIFE, OLIVIA JEFFRIES MCKISSACK of record in Book 4253, page 45, Register's Office for Davidson County, Tennessee.

This is improved property known as 1213 15th Avenue South, Nashville, Tennessee.

To have and to hold the said tracts and parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEE, their heirs and assigns, forever. And Grantors do covenant with the said GRANTEES that GRANTORS are lawfully seized and possessed of said land in fee simple, has good title to convey it, and the same is unencumbered, unless otherwise herein set out. And they do further covenant and bind themselves, their 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.

WITNESS our hand this 9 day of February, 1999.

John L Grigsby
JOHN LOUIS GRIGSBY

Anna C Grigsby
ANNA C. GRIGSBY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me the undersigned, a Notary Public in and for said County and State, **JOHN LOUIS GRIGSBY,** and **ANNA C. GRIGSBY** the 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.

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

Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 9 day of February, 1999.

NOTARY PUBLIC

My Commission Expires: 3-27-99

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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The actual consideration for this transfer or value of property (whichever is greater) is **THIRTY THREE THOUSAND NINE HUNDRED (33,900.00) DOLLARS** This is equal to or greater than the value the property would bring at a fair and voluntary sale.

John L Grigsby
AFFIANTS

Anna L. Grigsby
AFFIANTS

SWORN ~~to and~~ **SUBSCRIBED** before me this 9 day of February, 1999.

NOTARY PUBLIC My Commission Expires 3-27-99

99 FEB 10 AM 11:28

STATE OF TENNESSEE
DAVIDSON COUNTY

MARGARET REGISTER
REGISTER OF DEEDS

PICK-UP

0054547609

IDENTIFIED AS TAX MAP & PARCEL NO. AS SHOWN ON TAX ASSESSOR'S MAP. & REFERENCE

4369 02/10 0101 03CHECK 136.43

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

05476O9
IDENTIF. A REFERENCE
99FEB 10 AM 11:28
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	33900.00
CON TX	125.43
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	136.43
CHECK	136.43

02/10/99 01 11:27 0001 4368

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1423658