Box 43

WARRANTY DEED

Instr:20000831008639I Page: 1 OF 2
REC'D FOR REC 08/31/2000 2:49:36PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $573.50

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 155,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF August 2000

Notary Public

MY COMMISSION EXPIRES: 5-30-2004
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Premier Title & Escrow, LLC, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Gary Griffin (NAME)	Gary Griffin (NAME)	MAP 129-12
1002 Percy Warner Boulevard (ADDRESS)	1002 Percy Warner Boulevard (ADDRESS)	PARCEL 71
Nashville, Tennessee 37205 (CITY) (STATE) (ZIP)	Nashville, Tennessee 37205 (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, Junne Shreffler, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Gary Griffin, an unmarried man and Lynn F. Van Buren, an unmarried woman, Joint Tenants With Rights of Survivorship

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 Lot No. 75 on the Plan of Section 1, Warner Park Valley, of record in Book 3600, pages 12, 13 and 14, Register's Office for Davidson County, Tennessee.

Said Lot No. 75 fronts 100 feet on the easterly side of Percy Warner Boulevard and runs back between parallel lines 150 feet to the west right of way of the L & N Railroad.

Being the same property conveyed to Roger Shreffler and wife, Junne Shreffler by deed from Murphree Realty Company of record in Book 3824, page 528, said Register's Office. Roger Shreffler has since died vesting title solely in the name of Junne Shreffler.

This conveyance is subject to (a) 2000 real property taxes which have been prorated and assumed by the grantee(s); (b) all matters appearing on the plan of record in Book 3600, page 13, said Register's Office; and (c) restrictive covenants of record in Book 3466, page 89, Book 3534, page 128, Book 3577, page 511 and Book 3702, page 465, said Register's Office.

unimproved ( )
This is improved (X) property, known as 1002 Percy Warner Boulevard, Nashville, Tennessee 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 my hand this 31st day of August 2000

Junne Shreffler

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Junne Shreffler

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 instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31st day of August, 2000.

Commission expires _____

Notary Public

ROBERT L. SCRUGGS NOTARY PUBLIC Exp. 03/24/2001 PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

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 _____, _____.

My commission expires _____

Notary Public