This instrument was prepared by: Andrew D. Tanner, Attorney
507 American Trust Building
Nashville, Tennessee

Tenn Title G- 213237

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Othello Crutchfield, et ux	Murphree Mortgage Company	13D - 14201
(NAME:) 1504 Ogden Drive	(NAME) 226 Third Avenue North	BOOK 4383 PAGE 270
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tenn. 37218	(STREET ADDRESS) Nashville, Tennessee 37201	
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of TEN and no/100 ($10.00) DOLLARS cash paid by Grantees and other good and valuable consideration, the receipt of which is hereby acknowledged, including the assumption by the said Grantees of the unpaid principal balance of a note in the original amount of $10,800.00, payable to Murphree Mortgage Company, secured by a deed of trust to Raymond L. Davis, Jr., Trustee, recorded in Book 3940, page 503, Register's Office for Davidson County, Tennessee, payable as therein specified. (By instrument in Book 3950, page 977, said debt was assigned to East River Savings Bank; and by instrument of record in Book 4160, page 795, F. Clay Bailey, Jr. was appointed Substitute Trustee in lieu of Raymond L. Davis, Jr., in the above Deed of Trust),

we, ELBERT L. COPELAND and wife, GLENDA J. COPELAND,

have this day bargained and sold, and do hereby transfer and convey unto the said

OTHELLO CRUTCHFIELD and wife, KATIE P. CRUTCHFIELD,

their *(successors), heirs and assigns,*

certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 83 on the Plan of Bordeaux Hills, Section Four, as of record in Book 3600, page 49, Register's Office for said County.

Said Lot No. 83 fronts 54 feet on the southeasterly side of Ogden Drive, and extends back 144 feet on the northerly line and 168.05 feet on the southerly line, to a dead line in the rear on which it measures 87.59 feet.

Being the same property conveyed to Elbert L. Copeland and wife, Glenda J. Copeland, by deed from Jesse F. Qualls and wife, as of record in Book 4180, page 274, said Register's Office.

*This conveyance is made subject to (1) restrictions recorded May 23, 1964, in Book 3765, page 141; and (2) the recorded plan shows an owner's certificate, a 30-foot set-back line from Ogden Drive; an anchor easement 2-1/2x30 feet at the southwest front corner of the lot.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $11,924.00

Subscribed and sworn to before me, this the 28th day of November 1969

Affiant

My commission expires ~~My Commission Expires Oct. 31, 1971~~ (Affix Seal)

Notary Public

This is unimproved (x) improved ( ) property, known as 1504 Ogden Drive, Nashville, Tenn. 37218
(House Number) (Street) P. O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said

Othello Crutchfield and wife, Katie P. Crutchfield,

their *(successors),*

heirs and assigns forever. We *covenant that* we are *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered,* except for the abovementioned deed of trust assumed by Grantees.

We *further covenant and bind* ourselves/our *heirs and representatives, to warrant and forever defend the title to said real estate to said* Othello Crutchfield and wife, Katie P. Crutchfield,

their

(successors), heirs and assigns, against the lawful claims of all persons.

Witness our *hand* s *this* 27th *day of* November, 1969, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Elbert L. Copeland

Elbert L. Copeland

Glenda J. Copeland

Glenda J. Copeland

BOOK 4383 PAGE 271

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* Elbert L. Copeland and wife, Glenda J. Copeland,

the within named bargainor..S., with whom I am personally acquainted, and who acknowledged that they *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, *Tennessee, this* 27th *day of* November, *19* 69.

My Commission Expires Oct. 31, 1971 — Billy J. Tisdale — *Notary Public*

Commission expires.....

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be*..... *of the*....., *the within named bargainor, a corporation, and that* .....*he as such*....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as*.....

Witness my hand and seal, at office in....., *this*.....*day of*.....*19*.....

.....*Notary Public*

Commission expires.....

DEC-1 CONV 11,924.00
DEC-1 S'TAX B* 30.94
DEC-1 PR'FEE B* .50
DEC-1 W'DEED B* 3.00 * 34.44

WARRANTY DEED

FROM
ELBERT L. COPELAND et ux

TO
OTHELLO CRUTCHFIELD et ux

A 62090

IDENTIF. REFERENCE

DEC 1 9 08 AM '69

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Guaranty Title
Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE

* Please return to NIXON-KENT Co. 2535 Franklin Rd. Nashville, Tenn. 37204