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FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $_____

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF July, 1985

Notary Public

MY COMMISSION EXPIRES: 5-16-88

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Conners, Jr., 21st Floor, First American Center, Nashville, TN
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. Conrad S. Cruser (NAME)	Mr. Conrad S. Cruser (NAME)	
4312 Glen Eden Drive (STREET ADDRESS OR ROUTE NUMBER)	4312 Glen Eden Drive (STREET ADDRESS)	Map 116-15
Nashville, Tennessee (CITY) (STATE) (P. O. ZIP)	Nashville, Tenn. (CITY) (STATE) (ZIP)	Parcel 33

FOR AND IN 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, Conrad S. Cruser & wife, Bobbe Long Cruser

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Conrad S. Cruser

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:

Being Lot No.4 of Block 7 on the Map of Resubdivision of Part of Royal Oaks, as of record in Book 974, pages 4 and 5, Register's office for said County.

Said Lot No.4 fronts 100 feet on the northeasterly side of Glen Eden Drive and runs back 176 feet 4 inches, more or less, on the northwesterly line and 176.5 feet, more or less, on the southeasterly line, along the northwesterly margin of Royal Oaks Drive, to a dead line in the rear, measuring 100 feet, more or less, theron.

Being the same property conveyed to Conrad S. Cruser and wife, Bobbe Long Cruser, by deed from Conrad S. Cruser, Trustee, of record in Book 4579, page 993, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 4312 Glen Eden Drive, Nashville, Tenn. 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 _____ hand _____ this 18th day of July, 1985

X Conrad S. Cruser
CONRAD S. CRUSER

XX Bobbe Long Cruser
BOBBE LONG CRUSER

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, Lucy G. Cruser, a Notary Public in and for said County and State, the within named Conrad S. Cruser and Bobby Long Cruser

the bargainor, 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 18 day of Feb 1975 19

Commission expires 5-10-75

Lucy G. Cruser
Notary Public

STATE OF TENNESSEE
Davidson County

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 (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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

C 98455

WARRANTY DEED

FROM
Conrad S. Cruser and wife,

Bobbe Long Cruser

TO
Conrad S. Cruser

IDENTIF. REFERENCE

MAY 15 1 02 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

MAY 15 MISC A* 4.00 * 4.00