BOOK 5446 PAGE 948

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$32,968.77

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF June 1979.

Notary Public

MY COMMISSION EXPIRES: 7/29/81

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TITLE ESCROW, INC., 311 PLUS PARK BLVD., SUITE 218, NASHVILLE, TN. 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James B. Lee (NAME)	Kislak Mortgage Company (NAME)	119-6-235
1400 Granada Dr. (STREET ADDRESS OR ROUTE NUMBER)	1101 Brickell Avenue (STREET ADDRESS)	6DA-33991
Nash. Tenn. 37215 (CITY) (STATE) (P. O. ZIP)	Miami, Fla. 33131 (CITY) (STATE) (ZIP)	

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, Michael Crouse and wife, Adrienne Crouse

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James B. Lee

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. 24 on the Plan of Hidden Acres, of record in Book 1130, page 89, Register's Office for Davidson County, Tennessee, to which plat reference is made for a more complete description.

BEING the same property conveyed to Michael Crouse and wife, Adrienne Crouse by deed from James S. Butner and wife, Violet M. Butner of record in Book 5216, page 91, Register's Office for Davidson County, Tennessee.

THIS conveyance subject to Restrictions, easements and setback lines of record in said Register's Office and an easement for Sanitary Sewers and/or Storm drainage of record in Book 4712, page 487, said Register's Office.

GRANTEE hereby assumes and agrees to the assumption of the Deed of Trust payable to Kislak Mortgage Company of record in Book 5216, page 93, said Register's Office. Escrow account to be transferred to Grantee.

This is unimproved ( ) / improved (XX) property, known as 2700 Hardford Drive (House Number) (Street) Nashville, Tn. (P. O. Address) 37211 (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 s this 6th day of June, 19 79

Michael Crouse

Adrienne Crouse

STATE OF TENNESSEE
Davidson County

BOOK 5446 PAGE 949

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael Crouse and Adrienne Crouse

the 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 6th day of June 1979.

Commission expires 7/19/81

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

F. 33431

WARRANTY DEED

FROM Michael Crouse and wife,

Adrienne Crouse

TO

James R. Lee

IDENTIF. REFERENCE

JUN 7 3 41 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

File Box 24

7073 06/07 03:30 C.K.

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

RECEIVED OF _____

FOR BOOK 5446 PAGE 950

CO - CONVEYANCE	CC - CERTIFIED COPY	MS - MISCELLANEOUS
MO - MORTGAGE	MR - RELEASE	ST - STATE TAX CONVEY.
WD - WARRANTY DEED	UC - UNIFORM COMMERCIAL CODE	ST - STATE TAX MORT.
TD - TRUST & DEED		PF - PROBATE FEES

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			32968.77-	CO
			85.80	CO TX
			.50	PRFEE
			4.00	WDEED
			CHECK	90.30-
7973A06/07/79			BAL	.01

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 33431

IDENTIF. REFERENCE

JUN 7 3 42 PM '79

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TENN.

No. 688953