This instrument prepared by:
Thomas J. Stack, Jr.
Attorney at Law
First American Center
Nashville, Tennessee

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3133

06/29/1990- CHECK

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
James E. Gray et ux	Guaranty Mortgage Company	Map 162-7
(NAME)	(NAME)	
73 Benzing Road	P. O. Box 786	Parcel 20
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Antioch, Tennessee 37013	Brentwood, Tennessee 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid by James E. Gray and wife, Linda S. Gray, and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Gerald H. Crabtree,

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

James E. Gray and wife, Linda S. Gray

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 33 on the Plan of Antioch Park, Section 1, as of record in Book 3600, page 96, Register's Office for said County.

Said Lot No. 33 fronts a total of 75.00 feet on the southerly side of Benzing Road and extends back 137.4 feet on the westerly line and 140.0 feet on the easterly line to a line in the rear on which it measures 76.0 feet.

Being the same property converyed to Gerald H. Crabtree by deed from Graham B. Boyce, Trustee of record in Book 4546, page 946, said Register's Office.

This conveyance is made subject to convenyance of easement for public utilities, anchor easements, and building setback line and conditions of Owner's Certificate, as shown on Plan of record in Book 3600, page 96 and Restrictive Covenants of record in Book 3861, page 744, Register's Office for said County.

Jozelle Johnson Crabtree, wife of Gerald H. Crabtree, joins in the execution of this instrument for the purpose of conveying any marital interest she may have in and to the above described property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 40,000.00

Subscribed and sworn to before me, this the 26 day of June 19 90

Affiant

My commission expires: 4/18/93 (Affix Seal)

Notary Public

unimproved ( ) This is improved (X) property, known as 73 Benzing Road (House Number) Antioch, Tennessee (Street) 37013 P.O. Address: (City or Town)

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

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 26 *day of* June *19* 90 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

x Gerald H. Crabtree
Gerald H Crabtree

Jozelle Johnson Crabtree

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Nancy L Kot, *a Notary Public in and for said County and State,* Gerald H. Crabtree and wife, Jozelle Johnson Crabtree, *the within named bargainor....., with whom I am personally acquainted, and who acknowledged that executed the within instrument for the purposes therein contained.*

NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Witness my hand and official seal at Nashville *Tennessee, this* 27 *day of* June, *19*79.

Nancy L Kot *Notary Public*

Commission expires 9/18/82

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 .....

F-37459

IDENTIF. REFERENCE

JUN 29 10 19 AM '79

FELIX A. OLSON II REGISTER
DAVIDSON COUNTY, TENN.

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED 6-2366 83

FROM

TO

Compliments of
Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

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

RECEIVED OF _____

FOR _____

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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
			49000.00- CO	
			127.40 CO TX	
			.50 PRFEE	
			4.00 WDEED	
			CHECK 131.90-	
			3133A06/29/79 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F-37459

IDENTIF. REFERENCE

JUN 29 10 19 AM '79

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TENN.

No. 693955