BOOK 5459 PAGE 882

Form No. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 29,950.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF JUNE, 19 79

Notary Public

MY COMMISSION EXPIRES: 4-13-83

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY, 1102 KERMIT DRIVE, #203, NASHVILLE, TN 37217
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Betty Jean Crouch (NAME)	Engel Mortgage Company, Inc. (NAME)	MAP 53-3
1210 Birdsall Drive (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 847 (STREET ADDRESS)	PARCEL 04
Old Hickory, TN 37138 (CITY) (STATE) (P. O. ZIP)	Birmingham, AL 35201 (CITY) (STATE) (ZIP)	4D-44435

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, Marian Curtiss Stamps Neese and Leland Curtiss Richardson and Linda Marian Mooningham

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Betty Jean Crouch et vir: James O. Crouch

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:

(E. I. Dupont De Nemours & Company S/D)

BEING land known as Lot 65 on the plan of Village of Old Hickory, Section B, of record in Plat Book 1427, Page 67, Register's Office for Davidson County, Tennessee, and being further described as follows:

BEGINNING at a point in the west margin of Birdsall Street and running west 66.2 feet to a point; thence south 61.5 feet to a point; thence east 76.2 feet along the northern margin of 13th street to a point; thence 51.5 feet along the west margin of Birdsall Street to the point of beginning.

BEING the same property conveyed to Marian Curtiss Stamps, Leland Curtiss Richardson and Linda Marian Mooningham, by deed from Marian Curtiss Stamps and William W. Stamps, Jr., of record in Deed Book 5227, Page 399, and also being the same property conveyed to Marian Curtiss Stamps and William W. Stamps, Jr., by deed from Marian Curtiss Richardson, of record in Deed Book 4502, Page 966, Register's Office for said County. The said Marian Curtiss Stamps, having since remarried and now being known as Marian Curtiss Stamps Neese.

THIS conveyance is subject to any and all existing easements of record.

This is unimproved ( ) improved (XX) property, known as 1210 Birdsall Drive (House Number) (Street) Old Hickory, TN 37138 (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 our hand s this 27Th day of JUNE, 1979

~~Marian Curtiss Stamps Neese~~ Marian Curtiss Stamps Neese

Leland Curtiss Richardson

Leland Curtiss Richardson

Linda Marian Mooningham

Linda Marian Mooningham

STATE OF TENNESSEE
Davidson County

BOOK 5459 PAGE 883

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named and Leland Curtiss Richardson and Linda Marian Mooningham

the bargainors, 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 Nasnville, Tennessee, this 27th day of JUNE 19 79

Commission expires Nov. 1982

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 (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) 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

WARRANTY DEED

FROM
Marian Curtiss Stamps Nease

TO
Betty Jean Crouch

F: 38151

IDENTIF. REFERENCE

JUL 3 3 46 PM '79

FELIX Z. LSON II REGISTER
DAVIDSON COUNTY, TENN.

Edward Seldon
Attorney-at-Law
1102 KERMIT DRIVE, SUITE 203
NASHVILLE, TENNESSEE 37217

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 Marian Curtiss Stamps Nease, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville Tennessee, this 27TH day of June, 1979

My commission expires: 4-19-83

Notary Public

3926

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

RECEIVED OF _____

FOR _____

BOOK 5459 PAGE 884

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
			29950.00- CO	
			77.74 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	84.24-
3996A	07/03/79		BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 38151

IDENTIF. REFERENCE

JUL 3 3 46 PM '79

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 694798