BOOK 5559 PAGE 698

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,000.00

Barbara J. Rauschenberger
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF January, 19 80

Wanda Giles
Notary Public

MY COMMISSION EXPIRES: 2-10-80
(AFFIX SEAL)

Mail

THIS INSTRUMENT WAS PREPARED BY

Leon Ruben, Attorney (NAME)	325 Plus Park Blvd., Nashville, TN 37217 (ADDRESS)

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JOHN E. CROWDER, ET UX (NAME)	SECURITY FEDERAL SAVINGS & LOAN (NAME)	
800 River Pass (STREET ADDRESS OR ROUTE NUMBER)	4235 Hillsboro Road (STREET ADDRESS)	52-12-011 BL
Madison, Tenn. (CITY) (STATE) (P. O. ZIP)	Nashville, TN 37215 (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~~ I, Barbara J. Rauschenberger A Single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John E. Crowder and wife Anna Mae Crowder

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. 19 on the Plan of Marlin Meadows, Section III, as of record in Book 2133, page 26, Register's Office for said County, described as follows:

Beginning at a point on the westerly margin of River Pass, at the corner of Lots 18 and 19; thence with the margin of said Pass, northeasterly 121.45 feet to the beginning of a curve; thence with said curve, northerly 34.4 feet to a point on the southwesterly margin of Peeler Trail; thence with the margin of said Trail northwesterly 114.45 feet to the common corner of Lots 19 and 20; thence with the line between said lots, southwesterly 171.2 feet to a point in the line of Lot 18; thence with the line between Lots 18 and 19, southeasterly 166 feet to the beginning.

Being the same property conveyed to Barbara J. Rauschenberger by deed from Lawrence Verle Traxler and wife Marva Lou Traxler of record in Book 5154, page 213, said Register's Office.

This is unimproved ( ) improved (X) property, known as 800 River Pass (House Number) (Street) Madison, Tenn. (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 my hand this 22nd day of January, 19 80

Barbara J. Rauschenberger

BARBARA J. RAUSCHENBERGER

STATE OF TENNESSEE
Davidson County

BOOK 5559 PAGE 699

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Barbara J. Rauschenberger, 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 22 day of January 19 80

Commission expires July 17, 1983

David E. Johnston
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 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

WARRANTY DEED

FROM
BARBARA J. RAUSCHENBERGER

TO
JOHN E. CROWDER, ET UX

F 7 3 8 5 1

IDENTIF. REFERENCE

JAN 25 1 41 PM '80

FELIX Z. ZOLLICOFFER II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

9347 01/25 126.10- CHECK

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

BOOK 5559 PAGE 700

RECEIVED OF _____

FOR _____

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

46000.00- CO
119.60 CO TX
.50 PRFEE
6.00 WDEED
CHECK 126.10-
9347A01/25/80 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F 738511

IDENTIFICATION REFERENCE

JAN 25 1 42 PM '80

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

No. 738791