6431 11/25 94.50- CHECK

BOOK 5682 PAGE 578

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $34,000.00

Michael A Mitchener
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF November, 19 80.

L. J. Westbrook
Notary Public

MY COMMISSION EXPIRES: July 11, 1981

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Larry L. Westbrook, Attorney, P. O. Box 15324, Nashville, Tennessee 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Michael A. Mitchener, et ux (NAME)	Mercantile Mortgage Company (NAME)	149 #126
Route 3, Rice Road (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 14569 (STREET ADDRESS)	2D-20500
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	St. Louis, Missouri 63178 (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, Danny F. Crouch and wife, Greta M. Crouch

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Michael A. Mitchener and wife, Theresa D. Mitchener

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:

Land in Davidson County, Tennessee, being part of Lot No. 2 on the Map of the Division of the James Johnson Lands, as of record in Book 172, page 466, said Register's Office and described according to a survey made by Geo. W. Watkins, Surveyor, dated 6/12/53, as follows:

Beginning at a point in the center line of a County Road, running from Rural Hill Road to Mt. View Road, said point being 313 feet southerly from the common corner of Lots 2 and 3 of said Johnson Lands, said point being opposite an iron pin in the east margin of said road; thence with the center of said road, S 22° 45' E 124 feet to a point in the center of said road, opposite an iron pin in the east margin of said road; thence leaving said road, and along a fence N 72° E 286 feet to an iron pin at a post; thence continuing with said fence, N 28° 30' W 125 feet to an iron pin at a post, and continuing with said fence, S 72° W 273 feet to the beginning, continuing 0.8 acres, more or less.

Being the same property conveyed to Danny F. Crouch and wife, Greta M. Crouch by deed from Willard S. Russell and wife, of record in Book 5029, page 587, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as Route 3, (House Number) Rice Road, (Street) Antioch, Tennessee (P. O. Address) 37013 (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 24th day of November, 19 80

Danny F. Crouch

Greta M Crouch

STATE OF TENNESSEE
Davidson County

BOOK 5682 PAGE 579

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Danny F. Crouch and Greta M. Crouch

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 Nashville, Tennessee, this 24th day of November 1980

Commission expires July 11, 1981

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

WARRANTY DEED

FROM

Danny F. Crouch, et ux

TO

Michael A. Mitchener, et ux

G 1.8.9 7.4

IDENTIF. REFERENCE

Nov 25 8 26 AM '80

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

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37208

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5682 PAGE 580

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
			34000.00- CO	
			85.40 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	94.90-
6431	A	11/25/80	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 1.8.9 7.4

IDENTIF. REFERENCE

NOV 25 8 26 AM '80

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 793821