This Form furnished by Attorneys Title Company, Inc.

BOOK 5722 PAGE 173

Form No. WD-2

FROM

Ray D. Osborne and wife,

Georgia O. Osborne

TO

Brian Lovell Crane and Barbara Elizabeth Crane as Tenants in Common

For draftsman's use

This instrument prepared by:
Paul G. Blankenship, Attorney
3311 Gallatin Road
Nashville, Tennessee 37216

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brian Lovell Crane and Barbara Elizabeth Crane (NAME)	Brian Lovell Crane and Barbara Elizabeth Crane (NAME)	Map 72-4
4316 Earlene Drive (STREET ADDRESS OR ROUTE NUMBER)	4316 Earlene Drive (STREET ADDRESS)	Parcel 203
Nashville, Tennessee 37216 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37216 (CITY) (STATE) (ZIP)	

(FOR REGISTER'S USE)

IDENTIF. REFERENCE

MAR 17 12 43 PM '81

FELIX Z. HALL JOHN H REGISTER
DAVIDSON COUNTY, TENN.

RUSH

633492

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $56,500.00

$ 56,500.00 Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF January 19 76

Notary Public

MY COMMISSION EXPIRES: August 14, 1976

(AFFIX SEAL)

For and in Consideration of the sum of $56,500.00

Fifty Six Thousand Five Hundred and 00/100 DOLLARS

Of which $25,137.43 is cash in hand paid by the Grantees, the receipt of which is hereby acknowledged by the Grantors and for the remainder of $31,362.57 the Grantees hereby assume a first mortgage indebtedness in the present principal sum of $31,362.57 payable to Fidelity Federal Savings & Loan Association, being Loan No. 0195914 said indebtedness being secured by a Deed of Trust on the property herein conveyed being of record in Book 4475, Page 821 and an extension agreement of record in Book 4529, Page 26, Register's Office for Davidson County, Tennessee. We, Ray D. Osborne and wife, Georgia O. Osborne

have bargained and sold, and by these presents do transfer and convey unto the said Brian Lovell Crane and Barbara Elizabeth Crane as Tenants in Common their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being lots nos. 15 and 26 of Block "F" on the map of Country Club Estates, of record in Book 2199, Page 521, Register's Office for said County.

Said lots front 100 feet on the southwesterly side of Ardee, formerly Mildred Avenue, and run back between lines 264 feet on the northwesterly line and 248.3 feet on the southeasterly line to a dead line on which it measures 101 feet, more or less.

Being the same property conveyed to Ray D. Osborne and wife, Georgia O. Osborne by Warranty Deed from Mary E. Potter, of record in Book 4471, Page 800, Register's Office for Davidson County, Tennessee.

03/17 153.40- CHECK

5306

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WD-2

This is { unimproved / improved } property, known as 1412-1418 Ardee Avenue Nashville, Tennessee 37216
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Brian Lovell Crane and Barbara Elizabeth Crane as Tenants in Common, their heirs and assigns, forever.

And we do covenant with the said Brian Lovell Crane and Barbara Elizabeth Crane 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.

And we Ray D. Osborne and wife, Georgia O. Osborne do further covenant and bind our heirs and representatives, to warrant and forever defend the title to the said land to the said Brian Lovell Crane and Barbara Elizabeth Crane their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 2nd day of January, 19 76

Ray D. Osborne

Georgia O. Osborne

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Paul G. Blankenship, a Notary Public in and for said County and State, the within named Ray D. Osborne and wife, Georgia O. Osborne

the bargainors, with whom I am personally acquainted, and who acknowledged that we executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 2nd day of January, 19 76

Paul G Blankenship, Notary Public

Commission expires August 14, 1976

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 .....

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF BOOK 5722 PAGE 175

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

56500.00- CO
146.90 CO TX
.50 PRFEE
6.00 WDEED
CHECK 153.40-
5306A03/17/81 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G33492

IDENTIFICATION REFERENCE

MAR 17 12 43 PM '81

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 811999