OFFICIAL RECEIPT

B0430 BOOK 6002 PAGE 589
FORM NO. WD-1

5439

H 2 9 6 2 3

IDENTIF. REFERENCE

FEB 4 1 01 PM '83

FELIX A. DELK, JR. REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $38,856.41

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF January 19 83

Notary Public

MY COMMISSION EXPIRES: January 19 1986

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SOUTHEAST TITLE of Tennessee, Inc.
Realtors Building 306 Gay Street Suite 203 Nashville, Tennessee 37201

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
James E. Criner (NAME)	Citicorp Homeowners (NAME)	Map 105-13
1234 N. Trinity Drive (STREET ADDRESS OR ROUTE NUMBER)	670 Mason Ridge Center Drive (STREET ADDRESS)	Parcel 78
Charleston, SC 29407 (CITY) (STATE) (P. O. ZIP)	St. Louis, Missouri 63141 (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, MARGARET FALLWELL ELLIS, formerly MARGARET L. FALLWELL, also known as MARGARET FRANCES LAIR FALLWELL, joined by her husband FRED O. ELLIS, JR.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES E. CRINER, SR., RUTH E. CRINER, JAMES E. CRINER, JR. and DAVID H. CRINER

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 the westerly 50 feet of Lot No. 47-A on the Plan of Belmont Land Company's Subdivision called "BELMONT HEIGHTS," as of record in Book 421, page 34, Register's Office for Davidson County, Tennessee.

Said part of said lot fronts 50 feet on the northerly side of Linden Avenue and runs back between parallel lines 169 feet to an alley.

Being the same property conveyed to M. L. Fallwell, Jr. and wife, Margaret L. Fallwell, by deed from Iris Anne Horton and husband, Horton W. Horton, of record in Book 5321, page 200, Register's Office for Davidson County, Tennessee. M. L. Fallwell, having since conveyed his interest in subject property to Margaret Frances Lair Fallwell, by Final Decree of record in Book 5442, page 643, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1983 and subsequent years, easements and restrictive covenants of record and Deed of Trust, executed by M. L. Fallwell, Jr. and wife, Margaret L. Fallwell to James R. Bellar, Trustee, for the benefit of Mercantile Mortgage Company, of record in Book 5321, page 202, Register's Office for Davidson County, Tennessee.

This is unimproved ( ) improved (X) property, known as 1406 Linden Avenue, Nashville, Tennessee 37212
(House Number) (Street) (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 31st day of January, 19 83

Margaret Fallwell Ellis

Fred O. Ellis Jr.

STATE OF TENNESSEE
Davidson County

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Margaret Fallwell Ellis, joined by her husband, Fred O. Ellis, Jr.

the bargainor S, 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 31st day of January, 19 86

Commission expires January 19, 1986

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

MARGARET FALLWELL ELLIS and husband, FRED O. ELLIS, JR.

TO

JAMES E. CRINER, SR., RUTH E. CRINER, JAMES E. CRINER, JR. AND DAVID H. CRINER

RETURN TO:
SOUTHEAST TITLE
OF TENNESSEE, INC.
Realtors Building
306 Gay Street Suite 203
Nashville, Tennessee 37201

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

RECEIVED OF _____

FOR _____ BOOK 6002 PAGE 591

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
			36886.41- CO	
			101.14 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 107.64-	
5439A06/04/83			BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

623
H 2.9

IDENT. REFERENCE

FEB 4 1 01 PM '83

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 927659