PREPARED BY:
G. WAYNE DETRING, Attorney, 65 Music Square East, Nashville, Tennessee 37203

WARRANTY DEED

BOOK 6007 PAGE 609

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Brian Lovell Crane (NAME)	SAME (NAME)	Map 72-6
3949 Moss Rose Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 236
Nashville, TN. 37216 (CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

For and in Consideration of the sum of Ten and no/100 ($10.00) ---------- *DOLLARS*

cash in hand paid by Brian Lovell Crane, and other good and valuable considerations, the receipt of which is hereby acknowledged, we

Joseph J. Crane and wife, Mary Lynn Crane

have bargained and sold, and by these presents do transfer and convey unto the said Brian Lovell Crane, his our 1/2 undivided interest in *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being Parts of Lots No. 11, 12, 23, all of Lot No. 24 and the southerly one-half of Loftin Avenue (now closed) immediately north of said lots on the map of Kenmore Place, as of record in Book 332, pages 32 and 33, Register's Office for said County, described together as follows:

Beginning on the easterly margin of the Gallatin Pike, as now established, at the northwest corner of the property conveyed to Felix L. Patterson and wife, by deed from G.C. Hixson, et al, of record in Book 1272, page 49, said Register's Office; thence with the easterly margin of said Pike, northerwardly 141.9 feet, more or less, to the center of Loftin avenue (now closed); thence with the center of said Avenue eastwardly 205 feet, more or less, to the westerly margin of the right-of-way of the Lewisburg and Northern R.R.; thence with said right-of-way, southwardly 227.5 feet more or less, to a stake in the northerly margin of an alley; thence with said alley westwardly 142.4 feet, more or less, to the southeast corner of said Patterson property; thence with their easterly line, northwardly 77.26 feet to their northeast corner; thence with their northerly line, westwardly 150 feet, more or less to the beginning.

Being the same property conveyed to Robert Thurman Hayes, John Frederick Crane and Joseph J. Crane by deed of record in Book 2642, page 387, Register's Office for Davidson County, Tennessee, and further conveyed to Joseph J. Crane and J.F. Crane by deed from Sarah Carter Hayes, individually and as Testamentary Trustee of record in Book 5206, page 496, said Register's Office.

610

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $75,000.00

Affiant

Subscribed and sworn to before me, this the 12 day of February 1983

Notary Public

My commission expires: 7-22-86
(Affix Seal)

Mary Lynn Crane, wife of Joseph J. Crane, joins in this deed for the purpose of conveying whatever interest she may have in the subject property.

This is unimproved ( ) improved (X) property, known as 3214 Gallatin Road, Nashville, Tennessee 37216
(House Number) (Street) P. O. Address: (City or Town)

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, His *heirs and assigns, forever.*

And we *do covenant with the said* Brian Lovell 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, Joseph J. Crane and wife, Mary Lynn Crane, *do further covenant and bind* ourselves, our *heirs and representatives, to warrant and forever defend the title to the said land to the said* Brian Lovell Crane, his *heirs and assigns against the lawful claims of all persons whomsoever.*

Witness our *hand* s *this* 12 *day of* February, *19*83, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Joseph J. Crane

x Mary Lynn Crane

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 6007 PAGE 611

Personally appeared before me, S. Wayne Dettring *, a Notary Public in and for said County and State, the within named* Joseph J. Crane, and wife Mary Lynn Crane,

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* 12 *day of* February *, 1983.*

S. Wayne Dettring *, Notary Public.*

Commission Expires 7-27-86 .

S. WAYNE DETTRING NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF .....
COUNTY OF .....

Personally appeared before me, ... *, a Notary Public in and for said County and State, the within named* .....

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

Witness my hand and official seal at ..... *, this* ..... *day of* ..... *, 19* ..... .

..... *, Notary Public.*

Commission Expires .....

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 .....

WARRANTY DEED

FROM

Joseph J. Crane, et ux

TO

Brian Lovell Crane

BOOK 6007 PAGE 612

Compliments of

GUARANTY TITLE

Office of

CHICAGO TITLE INSURANCE COMPANY

American Trust Building

S. W. Cor. Third & Union

NASHVILLE, TENNESSEE

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

FEB 16 9 51 AM '83

IDENTIF. REFERENCE

H 3 1 3 5 6

02/16 207.50- CHECK

7546

OFFICIAL RECEIPT

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

RECEIVED OF _____

BOOK 6007 PAGE 613

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
			75000.00- CO	
			195.00 CO TX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK	207.50-
		7546A02/16/83	BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 3 1 3 5 6

IDENTIF. REFERENCE

FEB 16 9 51 AM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 929695