B0430

6576 633

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 46000.00

Subscribed and sworn to before me, this the 31 day of MAY 19 85

Affiant

My commission expires: Jan 19, 1986 (Affix Seal)

Notary Public

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

SOUTHEAST TITLE of Tennessee, Inc.
Realtors Building, 306 Gay Street, Suite 203, Nashville, Tennessee 37201

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
John H. Simpkins	THIRD NATIONAL MORTGAGE COMPANY
2930 McCampbell Road (STREET ADDRESS)	P.O. Box 2628 (STREET ADDRESS)
Nashville, Tennessee 37214 (CITY STATE ZIP)	Nashville, Tennessee 37219 (CITY STATE ZIP)

MAP & PARCEL NO. 096-06-0 97.00 03DZ57756

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, John E. Crowder, III and wife, Karen R. Crowder

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO John H. Simpkins and Paul B. Heathcock

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARTY DESCRIBED AS FOLLOWS:

Being Lot No. 162 on the Plan of CLOVERHILL, SECTION III, of record in Book 2083 at page 49, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to John E. Crowder, III and wife, Karen R. Crowder by deed recorded in Book 5917 at page 463, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 1985 and subsequent years, easements and restrictive covenants of record.

J.I.I.2.1.9.

IDENTIF. REFERENCE

JUN 7 | 41 PM 1985

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

THIS IS _____ IMPROVED PROPERTY KNOWN AS 2930 McCampbell Road, Nashville, Tennessee 37214

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, 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 31 day of MAY 19 85

John E. Crowder, III

Karen R. Crowder

5965

State of Tennessee
County of Davidson

On this 31 day of MAY, 1985, before me personally appeared John E. Crowder, III and wife, Karen R. Crowder to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.
My Commission expires:

Jan 19, 1986

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

State of Tennessee
County of _____

On this _____ day of _____, 19____, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal.
My Commission expires:

_____

_____
Notary Public

WARRANTY DEED

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 6576 PAGE 895

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- CAMT.
119.60 CSTAX
.50 PRFE
6.00 WDEED
CHECK 126.10-
5969A06/07/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J.I.I 2 I 9

IDENTIF. REFERENCE

JUN 7 1 43 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 142446