THIS INSTRUMENT PREPARED BY: PERCY WILKINS, JR. and CHRISTY WILKINS IVEY, Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157 Box 8

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Samuel N. Craddock		8DZ-54355
809 Clematis Drive	Same	102-14-78
Nashville, Tennessee 37205		

WARRANTY DEED BOOK 6647 PAGE 30

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, David William Turner and wife, Lisa Randolph Turner hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Samuel N. Craddock and wife, Patricia W. Craddock hereinafter called the Grantee, Grantee's 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 Lot No. 335 on the plan of Brookmeade, Section IX, of record in Book 2331, pages 34 and 35, Register's Office for said County.

SAID Lot No. 335 fronts 183.0 feet on the southwesterly margin of Clematis Drive and extends back 199.0 feet on the northwesterly line and 211.5 feet on the southeasterly line to a dead line in the rear, measuring 183.9 feet thereon.

BEING the same property conveyed to David William Turner and wife, Lisa Randolph Turner by deed from Jessie Mai Cox, of record in Book 6088, page 431, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all matters shown on the herein referenced plan of record in said Register's Office.

336825 IDENTIFICATION REFERENCE
SEP 4 12 28 PM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

This is (un)improved property, known as 809 Clematis Drive, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 30th day of August, 1985.

Lisa Randolph Turner — David William Turner

Lisa Randolph Turner — David William Turner

STATE OF TENNESSEE
COUNTY OF Davidson

On this 30th day of August, 1985, before me personally appeared Lisa Randolph Turner, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

My Commission Expires: My Commission Expires April 17, 1987 — Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 6547 PAGE 31

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

_____
Notary Public

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 96,500.00.

Mrs. Bruno H. Wojcik
Affiant

Subscribed and sworn to before me, this the 30th day of August, 1985.

Christy Wilkins Ivey
Notary Public

My Commission Expires: Nov. 1, 1987

STATE OF TENNESSEE
COUNTY OF DAVDISON

On this 30th day of August, 1985, before me personally appeared David William Turner, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknwoledged that he executed the same as his free act and deed.

Christy Wilkins Ivey
Notary Public

My Commission Expires: Nov 1, 1987

WARRANTY DEED

from:
David William Turner and wife, Lisa Randolph Turner

to:
Samuel N. Craddock and wife, Patricia W. Craddock

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157
(TN-24052)

dp

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____ BOOK 6647 PAGE 32

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

96500.CO- CAPIT.
250.90 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 257.40-
3610A09/04/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

336822

IDENTIFICATION REFERENCE

SEP 4 12 28 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 169426