FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 69,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 24th DAY OF October, 19 86

Notary Public

MY COMMISSION EXPIRES: 4-14-87

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Walt, Dyer & James Attys., Suite 130, One Burton Hills Blvd., Nashville, TN 37215
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Donna J. Rogers	Leader Federal Mortgage, Inc.	25W 06800
3811 Murphy Road (NAME)	P.O. Box 275 (NAME)	104-5-137
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee 37209	(STREET ADDRESS) Memphis, TN 38101-0275	
(CITY) (STATE) (P. O. ZIP)	(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, Ann E. Sutton* and Robert E. Crownover, etux Ann F. Crownover

*a single person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Donna J. Rogers, a single person

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:

LAND in Davidson County, Tennessee, being Lot No. 11 on the Map of Richland Realty Company's Subdivision of Lots Nos. 328 -329 & 356, in West Lawn Subdivision, as of record in Book 421, Page 79, said Register's Office.

SAID Lot No. 11 fronts 50 feet on the southerly side of Murphy Road formerly Minnesota Avenue and runs back 340.5 feet on the easterly line and 363 feet on the westerly line to an alley, measuring 55 feet thereon.

BEING the same property conveyed to Ann E. Sutton and Robert E. Crownover by deed from Doris M. Bieber, a single person of record in Book 6402, Page 186, said Register's Office for Davidson County, Tennessee.

I, Ann F. Crownover, wife of Robert E. Crownover, join in this conveyance for the purpose of conveying any interest I may have in the above described property, particularly marital rights.

57475

IDENTIFICATION REFERENCE

Oct 29 8 37 AM '86

FEE $ 2 REGISTER DAVIDSON COUNTY, TN

unimproved (X)
This is improved ( ) property, known as 3811 Murphy Road, Nashville, Tennessee 37209
(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 our hands this 24th day of October, 19 86

Ann E. Sutton

Robert E. Crownover

By: Ann E. Sutton, Attorney-in-Fact

Ann F. Crownover by Ann E. Sutton
Attorney-in-Fact

STATE OF TENNESSEE
Davidson County

BOOK 7023 PAGE 21

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ann E. Sutton

the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 24th day of October, 19 86

Commission expires 4-14-87

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

TO

Prepared by:
WALT, DYER & JAMES, Attorneys
Suite 130
One Burton Hills Boulevard
Nashville, Tennessee 37215
Phone: (615) 665-1150

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ann E. Sutton, to me known to be the person who executed the foregoing instrument in behalf of Robert E. Crownover and wife, Ann F. Crownover and acknowledged that she executed the same as the free act and deed of said Robert E. Crownover and wife, Ann F. Crownover for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 24th day of October, 1986.

My Commission Expires: 4-14-87

Notary Public

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

RECEIVED OF _____

FOR _____

BOOK 7023 PAGE 22

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

69500.00- CAMT.
194.60 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 201.10-
9460A 10/29/86 3AL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

57475

IDENTIFICATION REFERENCE

OCT 29 8 37 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 05584