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FORM NO. WD-1

STATE OF TENNESSEE, XXXXXXXXX } Williamson
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,000.00

Duane Allen Poole
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF November, 19 86

Notary Public

MY COMMISSION EXPIRES: 10/87

(AFFIX SEAL)

5/87

THIS INSTRUMENT WAS PREPARED BY
Montgomery & Associates 215 Centerview Dr. Suite 150, Brentwood, TN 37027
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Duane Allen Poole (NAME)	CityFed Mortgage Company (NAME)	017-00-0
2890 Lower Walkers Creek Road (STREET ADDRESS OR ROUTE NUMBER)	125 Belmont Drive (STREET ADDRESS)	119.00
Goodlettsville, TN 37072 (CITY) (STATE) (P. O. ZIP)	Somerset, New Jersey 08873 (CITY) (STATE) (ZIP)	10D 05785

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, Don Crouch and wife, Lynn Crouch

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Duane Allen Poole and wife, Martha K. Savage Poole

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 the 10th Civil District, described as follows:

TRACT I:

BEGINNING at a large stone in the end of a dry branch on the South side of Lower Walker's Creek Road, at the southwest corner of Mrs. Harris' property; running thence N. 44 deg. W. 144 feet to an elm tree; thence S. 31-1/2 deg. W. 113 feet to a hub; thence running S. 87 degrees E. 156 feet to the point of beginning, containing .18 of an acre according to a survey made by A.D. Andrews on July 20, 1957.

TRACT II:

BEGINNING at a hub on the South side of Lower Walker's Creek Road; running thence N. 31-1/2 E. 8 feet to a point; thence N. 37-1/2 degrees W. 82 feet to a spike in the center of Lower Walker's Creek Road; thence N. 34 degrees E. .06 feet to a spike in said road; thence S. 38 deg. E. 93 feet to an elm tree; thence S 31-1/2 degrees W. 113 feet to the point of beginning.

Being the same property conveyed to Don Crouch and wife, Lynn Crouch by deed from Albert H. Johnson and wife, Betty J. Johnson of record in Book 5465, Page 980, Register's Office, Davidson County, Tennessee.

This conveyance is subject to any and all existing easements of record.

This is unimproved ( ) improved (X) property, known as 2890 Lower Walkers Creek Road, Goodlettsville, TN 37072
(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 their hands this 25th day of November, 19 86

Don Crouch — Lynn Crouch
Don Crouch — Lynn Crouch

STATE OF TENNESSEE
Davidson County
Williamson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Don Crouch and wife, Lynn Crouch

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 Brentwood, Tennessee, this 25th day of November 19 86

Commission expires 11/10/89

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

Don Crouch and wife, Lynn Crouch

TO

Duane Allen Poole, and wife,

Martha K. Savage Poole

IDENTIFICATION REFERENCE

68065

DEC 1 1 53 PM '86

MONTGOMERY, CRANFORD,
KESTNER & HARDEMAN
215 CENTERVIEW DRIVE, SUITE 150
BRENTWOOD, TENNESSEE 37027

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

[illegible] -CMT.
154.00 STTAX
.50 [illegible]
[illegible] [illegible]
[illegible] 160.[illegible]
14:[illegible]/86 BAL .[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

68065

IDENTIFICATION REFERENCE

DEC 1 1 53 PM '86

[illegible] REGISTER
DAVIDSON COUNTY, TENN.

No. 17251