BOOK 7213 PAGE 41 FORM NO. 1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 20,000.00

Oliver H. Dale
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF February, 1987.

Martha Gilliland
Notary Public

MY COMMISSION EXPIRES: 5/13/90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Oliver H. Dale, 4100 Cecil Court, Nashville, Tennessee 37207
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frances Jackson Cranford	Frances Jackson Cranford	Map 50
(NAME)	(NAME)	Part of
	712 South Summerfield Drive	Parcel 23
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	12D-33475
(CITY) (STATE) (P.O. ZIP)	Madison, Tennessee 37115	
	(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, Mildred F. Jackson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frances Jackson Cranford

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:

BEGINNING at a point in the westerly margin of Gwen Drive, 466.66 feet Northerly from center Line of Masonwood Drive, going westerly 133 feet perpendicular to Gwen Drive; thence 67 feet paralelled to the Said Drive; Thence 133 feet easterly to westerly margin of Gwen and northerly 67 feet to the point of the beginning.

BEING a part of the same property conveyed to Thomas P. Jackson by deed from Joseph Adrain Young etux, of Record in Book 1729, Pages 127 and 128, Registers Office of Davidson County, Tennessee and subsequently willed to Mildred F. Jackson as noted in Will Book 137, Page 364 and under file number 71192, dated January 14, 1982. Further details recorded in Probate Records of Davidson County, Tennessee.

CHECK 1 8 2 3 8

IDENTIFICATION REFERENCE

APR 23 11 48 AM '87

METROPOLITAN REGISTER DAVIDSON COUNTY, TN

RECORDED

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

This is unimproved ( ) improved (X) property, known as 3416 Gwen Drive, Nashville, Tennessee 37207
(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 my hand this 23rd day of February, 1987

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Martha Shapard, a Notary Public in and for said County and State, the within named Millred F. Jackson

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that She executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of February, 1987.

Commission Expires 5/13/90

Martha Shapard Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for 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 himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

WARRANTY DEED

FROM

TO

Attorneys Title Company, Inc.
Titles Guaranteed
SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

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

20[illegible] C- CAMT.
56.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 62.50-
8309AB4/23/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18236

IDENTIFT REFERENCE

APR 23 11 48 AM '87

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

No. 73089