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FILE BOX 45

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $32,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2nd DAY OF June 87

Notary Public

MY COMMISSION EXPIRES: 9/9/89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

RICHARD A. NORTHCUTT - 1161 Murfreesboro Road - Suite 340 - Nashville, TN 37217

NAME / ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Robert B. Beck (NAME)	Owner (NAME)	Map 71 87
1063 Trinity Lane (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 81
Nashville, TN 37216 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	12DZ#52565

FOR AND 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, Alma Ruth Crawford Anderson and LeRoy Brown Crawford, Heirs of Gladys L. Crawford and Willie Smith Pardue

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Robert B. Beck and wife, Martha Lu Beck

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.

BEING Lot No. 8 on the Map of Section 1, Linda Jacob Subdivision, of record in Plat Book 2083, page 7, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

INCLUDED BUT SPECIFICALLY EXCLUDED from the above-described property as follows: Being part of Lot 8 on the Map of Section 1, Linda Jacob Subdivision, as of record in Book 2083, page 7, Register's Office for said County, and more particularly described on Schedule A on reverse.

TEMPORARY EASEMENT:

This consists of a strip of land 10 feet in width directly behind the proposed sidewalk and along the proposed Right of Way. This temporary easement is void upon completion of the project.

Being the same property conveyed to Gladys L. Crawford, with a life estate in Willie Smith Pardue, by deed from Willie Smith Pardue, of record in Book 3906, page 342, said Register's Office, the said Willie Smith Pardue having survived Gladys L. Smith, who died in 1973 leaving said property to Willie Smith Pardue, who died in 1985 and by his will leaving said property to his wife's children, Alma Ruth Crawford Anderson and Leroy Brown Crawford. See Agreed Circuit Court Order of record in Book 6067, Page 565, Register's Office for said County.

3348.2

IDENTIFICATION REFERENCE

JUN 5 10 47 AM '87

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

This is improved XX unimproved ( ) property, known as 117 West Trinity Lane, Nashville, TN 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 heir 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 covey 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 2nd day of June, 19 87

LeRoy Brown Crawford

Alma Ruth Crawford Anderson

STATE OF TENNESSEE
COUNTY OF Davidson

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Alma Ruth Crawford Anderson and LeRoy Brown Crawford

the bargainor S, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 2nd day of June, 1987.

Commission expires 9/9/89

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath (their several oaths) acknowledged himself (themselves) to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that (he) (they) as such _____ and _____ being authorized so to do, execute 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

Alma Ruth Crawford Anderson
LeRoy Brown Crawford

TO

Robert B. Beck
Martha Lu Beck

RETURN TO:

METROPOLITAN ESCROW, INC.
1161 Murfreesboro Road
Suite 340
Nashville, TN 37217

RICHARD A NORTHCUTT
ATTORNEY-AT-LAW
1161 Murfreesboro Road
Suite 340
Nashville, TN 37217

SCHEDULE A

BEGINNING at a point, being the Southwestern corner of property belonging to Gladys L. Crawford, said point being common to Parcel 82 of Map 71-7 as recorded in Book 4081, page 822, of the Register's Office for said County; thence easterly, along the existing northern Right of Way Line of West Trinity Lane, 60.0 feet to a point; said point being the common corner of Parcels 81 and 80 of Map 71-7; thence northerly along the common property line of Parcels 81 and 80 of Map 71-7, 5.0 feet to a point; thence westerly in a straight line 60.0 feet, to a point on the common property line of Parcels 81 and 82 of Map 71-7; thence southerly along the common property line of Parcels 81 and 82 of Map 71-7, 5.0 feet, to the point of beginning and containing therein an area of 3.0 square feet.

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
			32000.00- CAMT.	
			89.60 CSTAX	
			.50 PRFE	
			6.00 WDFE	
			CHECK	95.10-
			5867A06/05/87 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3348.2

IDENTIFICATION REFERENCE

JUN 5 10 47 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 90241