Box 8 cg

THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR. and CHRISTY WILKINS IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Jack R. Crance, II 2812 Belcourt Avenue Nashville, TN. 37212	Leader Federal Mortgage, Inc. P.O. Box 275 Memphis, TN 38101-0275	104-7 104 24W05565

WARRANTY DEED

BOOK 7322 PAGE 759

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,

Robert P. Crowther and wife, Katheryn W. Crowther

hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Jack R. Crance, II and Patricia A. Dooley, husband and wife

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. 14 of Block 2 on the plan of Fairfax Place, of record in Book 547, pages 137 and 138 erroneously referred to as Book 547, pages 138 and 139, Register's Office for said County.

Said Lot No. 14 of Block 2 fronts 60 feet on the northerly margin of Belcourt Avenue and extends back between parallel lines a distance of 158.38 feet to a dead line in the rear.

Being the same property conveyed to Robert P. Crowther and wife, Katheryn W. Crowther by deed from George I. Henderson and wife, Sara Gibson Henderson of record in Book 6032, page 71, Register's Office for Davidson County, Tennessee

The property herein conveyed is subject to restrictive covenants of record in Book 1494, page 535, said Register's Office, and to the matters set forth in the above referenced plan of record.

THIS instrument is executed on behalf of Robert P. Crowther, also known as Robert Philip Crowther, by Katheryn Watson Crowther, also known as Katheryn W. Crowther, as his Attorney in Fact pursuant to a Power of Attorney which is being placed of record prior to this instrument.

5490 02 IDENTIFICATION REFERENCE AUG 11 2 43 PM
CLIA Z. WILKINS II REGISTER DAVIDSON COUNTY TN

This is (an) improved property, known as ~~2812 Belcourt Avenue, Nashville, TN. 37212~~.

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 7th day of August, 19 87.

Katheryn W. Crowther
Katheryn W. Crowther

Robert P. Crowther
Robert P. Crowther
BY: Katheryn W. Crowther, Attorney in Fact

STATE OF TENNESSEE
COUNTY OF ~~Davidson~~

On this 7th day of August, 19 87, before me personally appeared _____, ~~with, Katheryn W. Crowther~~, 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: 10-24-89

Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 7322 PAGE 760

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___.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 122,000.00.

_____
Affiant

Subscribed and sworn to before me, this the 7th day of August, 1987.

My Commission Expires: 10-24-88

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Katheryn W. Crowther, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that she executed the within instrument on behalf of Robert P. Crowther as his Attorney in Fact, as the free act and deed of the within named Robert P. Crowther. Witness my hand and official seal at Nashville, Tennessee, this the 7th day of August, 1987.

_____
Notary Public

My Commission expires:

10-24-88

WARRANTY DEED

from:
Robert P. Crowther and wife,
Katheryn W. Crowther

to:
Jack R. Crance, II and Patricia A. Dooley

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

TN 26849

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7322 PAGE 761

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CHECK

0480A08/11/87 CAL .00

54902

IDENTIFICATION REFERENCE

AUG 11 2 43 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 04431