BOOK 7402 PAGE 259 FILE BOX 3

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $56,500.00

Rodney K. Waddell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF November, 19 87

Notary Public

MY COMMISSION EXPIRES My Commission Expires Sept. 21, 1990
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON, ATTORNEY AT LAW
1187 VULTEE BOULEVARD - NASHVILLE, TENNESSEE 37217

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO (Mortgage Company)	MAP-PARCEL NUMBERS
Rodney K. Waddell (NAME)	GUARANTY TRUST COMPANY (NAME)	MAP 83-14
1706 Fatherland Avenue (ADDRESS)	P.O. Box 1218 (ADDRESS)	PARCEL 200
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37133-1218 (CITY) (STATE) (ZIP)	23W-05365

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, A. B. Cripps and wife, Lillie M. Cripps and J. B. Cripps and wife, Flossie Cripps

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Rodney K. Waddell and wife, Jill S. Waddell

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. 21 on the Plan of Priest Home Place, as of record in Book 161, Page 102, Register's Office for Davidson County, Tennessee to which plat reference is being made for a more complete legal description.

Being the same property conveyed to A. B. Cripps and wife, Lillie M. Cripps and J. B. Cripps and wife, Sue Cripps by deed from Fidelity Federal Savings & Loan Association of record in Book 6364, Page 772, Register's Office for said County.

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

The said Sue Cripps, now being deceased, and J. B. Cripps now being married to Flossie Cripps.

8213.2

IDENTIFICATION REFERENCE

Nov 13 8 10 AM '87

DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 1706 Fatherland Avenue, Nashville, TN 37206
(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 (2) hand s this 11th day of November, 19 87

A. B. Cripps
Lillie M. Cripps

J. B. Cripps

Flossie Cripps

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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 A. B. Cripps and wife, Lillie M. Cripps and J. B. Cripps and wife, Flossie Cripps

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 Madison, Tennessee, this 11th day of November, 1987

Commission expires My Commission Expires Sept. 11, 1990

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 and who upon (his oath / themselves) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that (he) as such _____ (they) 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

A. B. Cripps and wife, Lillie M. Cripps and
J. B. Cripps and wife, Flossie Cripps

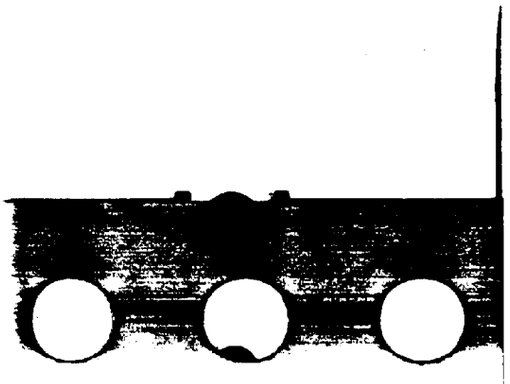
TO

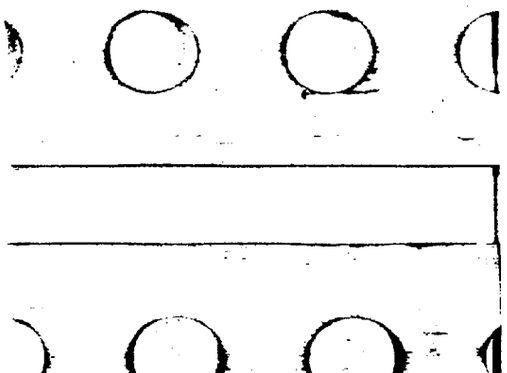
Rodney K. Waddell and wife, Jill S. Waddell

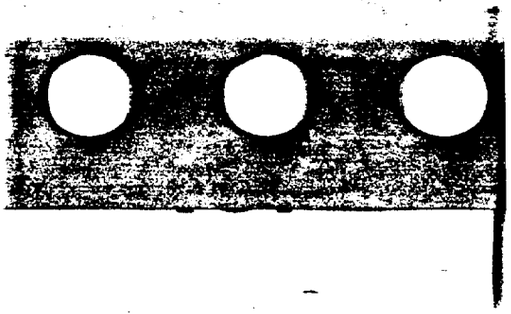
RETURN TO:

CUMBERLAND TITLE COMPANY
1187 Vultee Boulevard
Nashville, Tennessee 37217

EDWARD SEDDON
ATTORNEY - AT - LAW
1187 Vultee Boulevard
Nashville, Tennessee 37217







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 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

5650[illegible].00- CAMT.
158.20 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 164.70-
2163A11/13/97 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8:21:32

IDENTIFICATION REFERENCE

NOV 13 8 10 AM '97

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 35371