Box 18

BOOK 7415 PAGE 290

NFSWP43 12/01/87 dr

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (NFS)
2700 First American Center
Nashville, Tennessee 37238

GENERAL WARRANTY DEED

Address New Owner(s)	Send Tax Bills To	Map-Parcel Number(s)
Anne Kirkpatrick Crockett 2823 Sugartree Road Nashville, TN 37205	First American National Bank of Nashville First American Center Nashville, TN 37238	Map: 117-13 Par: 70

Send tax bills to: Owner ____
Mortgagee X

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, KATHERINE H. EADIE, unmarried, ("Grantor") has bargained and sold, and by these presents does transfer and convey unto ANNE KIRKPATRICK CROCKETT, unmarried, ("Grantee"), her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 84 on the Map of Woodmont Estates, Section II, as of record in Book 1130, page 99, Register's Office for said County.

Said Lot No. 84 fronts 140 feet on the southerly side of Sugartree Road and runs back 157 feet on the westerly line and 134.5 feet on the easterly line to a dead line in the rear measuring 130.2 feet thereon.

Being the same properly conveyed to Robert B. Eadie and wife, Katherine H. Eadie, by deed from John T. Rochford III and wife, Carol Cobb Rochford, of record in Book 4648, page 152, Register's Office for Davidson County, Tennessee. Said property was conveyed to Katherine H. Eadie, by quitclaim deed from Allen D. Lentz, Trustee, of record in Book 5732, page 981, pursuant to Order of the Circuit Court for Davidson County, Tennessee, Style No. 80D-4841.

This is improved property known as: 2823 Sugartree Road, Nashville, TN 37205.

86654

IDENTIFI REFERENCE

DEC 1 3 39 PM '87

DAVIDSON COUNTY, TN

Said property is conveyed subject to the following matters:

1. Restrictive Covenants contained in instrument of record in Book 1449, page 61 and amended in Book 1781, page 561, Register's Office for Davidson County, Tennessee.

2. The Plan of record in Book 1130, page 99, said Register's Office, shows an Owner's Certificate, a 50 foot minimum building setback line from Sugartree Road, and a 10 foot easement for public utility and drainage purposes along the rear line of said lot.

TO HAVE AND TO HOLD said land with the appurtenances, hereditaments, estate, title, and interest thereto belonging to Grantee, her heirs and assigns, forever. Grantor covenants that, subject to the matters set forth above, Grantor is lawfully seized and possessed of said land in fee simple, has good right to convey it, and that same is unencumbered.

Grantor further covenants and binds herself and her heirs and representatives, to warrant and forever defend the title to said land to Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever except claims arising out of the matters set forth above.

Whenever used, the singular shall include the plural and the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF Grantor has caused this instrument to be executed this 1st day of December, 1987.

Katherine H. Eadie

KATHERINE H. EADIE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before, the undersigned, a Notary Public in and for the State and County aforesaid, Katherine H. Eadie, the within named 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, at office, this 1st day of December, 1987.

Connie Cowperthwaite

Notary Public

My Commission Expires:

10/24/88

STATE OF Tennessee)
COUNTY OF Davidson)

BOOK 7415 PAGE 292

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $ 137,500.00.

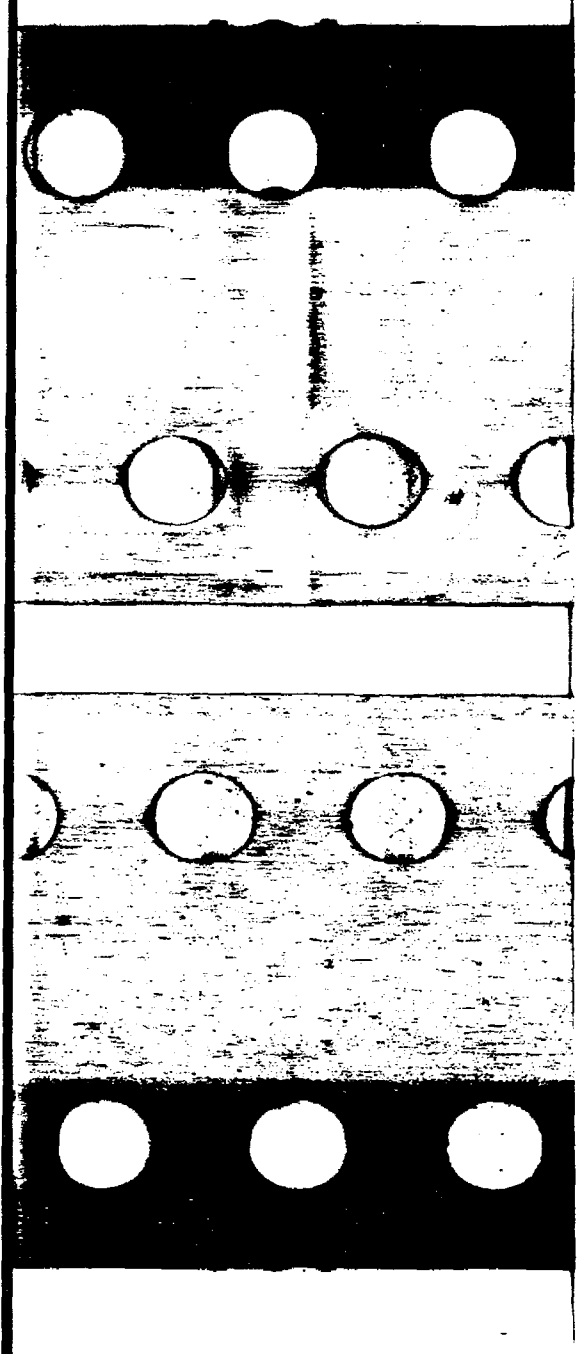
Affiant

Sworn to and subscribed before me this 1st day of December, 1987.

Notary Public

My Commission Expires:

10/24/88



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7415 PAGE 293

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

157500.00- CAMT.
441.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 450.50-
7423A12/01/87 BAL .0

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8 6 6 5 4

IDENTIFICATION REFERENCE

DEC 1 3 39 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 40503