FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ None

x Deborah Crouch
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF August 1988

Kimberly Ann Scott
Notary Public

MY COMMISSION EXPIRES: May 8, 1991
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Robert T. Vaughn, Attorney-at-Law, 926 Stahlman Building, Nashville, TN 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Paul Clifton Koulakov (NAME)	First Investment Company (NAME)	52-8-92
907 N. Graycroft (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 749 (STREET ADDRESS)	110-90690
Madison, TN 37115 (CITY) (STATE) (P.O. ZIP)	Columbus, Ohio 43216-0749 (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~~ I, Deborah Crouch BOOK 7624 PAGE 122

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Paul Clifton Koulakov

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. 166 on the Plan of Sequoia Valley Subdivision, Section 4, of record in Book 5200, page 215, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

BEING the same property conveyed to Deborah Crouch and Paul Koulakov as tenants in common by deed from Michael D. Green and wife, Rose Mary Green, of record in Book 7413, page 559.

IT IS understood and agreed that part of the consideration for the transfer of this property is the agreement of the Grantees to assume the unpaid balance of a note secured by a first mortgage Deed of Trust to FIRST INVESTMENT COMPANY, of record in Book 6080, page 636, Register's Office for Davidson County, Tennessee, and also that the escrow account in connection with the aforesaid Deed of Trust is hereby transferred to the said Grantees.

THIS conveyance is being made in consideration of the Grantee conveying his interest in another piece of property to the Grantor in which they both have a one-half undivided interest and there is no monetary consideration being passed between the parties.

This is unimproved ( ) improved (X) property, known as 1237/1239 Sioux Terrace, Madison, Tennessee 37115
(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 5th day of August, 1988

Deborah Crouch

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, Kimberly Ann Sottile, a Notary Public in and for said County and State, the within named Deborah Crouch

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

Witness my hand and official seal at Nashville, Tennessee, this 5th day of August, 1988.

Commission Expires May 8, 1991

Kimberly Ann Sottile 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

Deborah Crouch

TO

Paul Koulakov

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

5772

IDENTIFICATION REFERENCE

AUG 11 10 23 AM '88

FELIX Z. WILLIAMS REGISTER
DAVIDSON COUNTY, TN

RUSH

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