FILE NO. 23907 FILE BOX "7"

BOOK 7674 PAGE 880

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $42,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF OCTOBER, 19 88

Notary Public

MY COMMISSION EXPIRES: 1-10-89

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DON C. CROUCH et ux	S A M E	119-7-140
(NAME) 3665 Knight	(NAME)	6DA 14997
(STREET ADDRESS OR ROUTE NUMBER) Whites Creek, TN. 37189	(STREET ADDRESS)	
(CITY) (STATE) (PO ZIP)	(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, IRA PHELPS and wife, EDWINA PHELPS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DON C. CROUCH and wife, LYNN CROUCH

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:

LAND in Davidson County, Tennessee, being Lot No. 50 on the Plan of Rosewood Estates, as of record in Plat Book 4955, Page 29, Register's Office for said County, a plat of record is hereby made for a more complete description of said lot.

BEING the same property conveyed to Ira Phelps by deed from Cool Valley, Inc., of record in Book 5154, page 627, Register's Office for Davidson County, Tennessee. The said Edwina Phelps, wife of Ira Phelps, joins in this conveyance for whatever right, title and interest she might have in said property by right of the marital law.

5829 10/11 0101 03CHECK 145.10

7.5202

TENNESSEE TITLE INSURANCE

Oct 11 2 49 PM '88

unimproved
This is improved XX property, known as 1 Peachtree, Nashville, Tennessee 37211
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. Whenever 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 5th day of October, 19 88

Ira Phelps
IRA PHELPS

Edwina Phelps
EDWINA PHELPS

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named IRA PHELPS and wife, EDWINA PHELPS,

the bargainors, 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 5th day of October, 1988.

Commission Expires 1-10-89

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

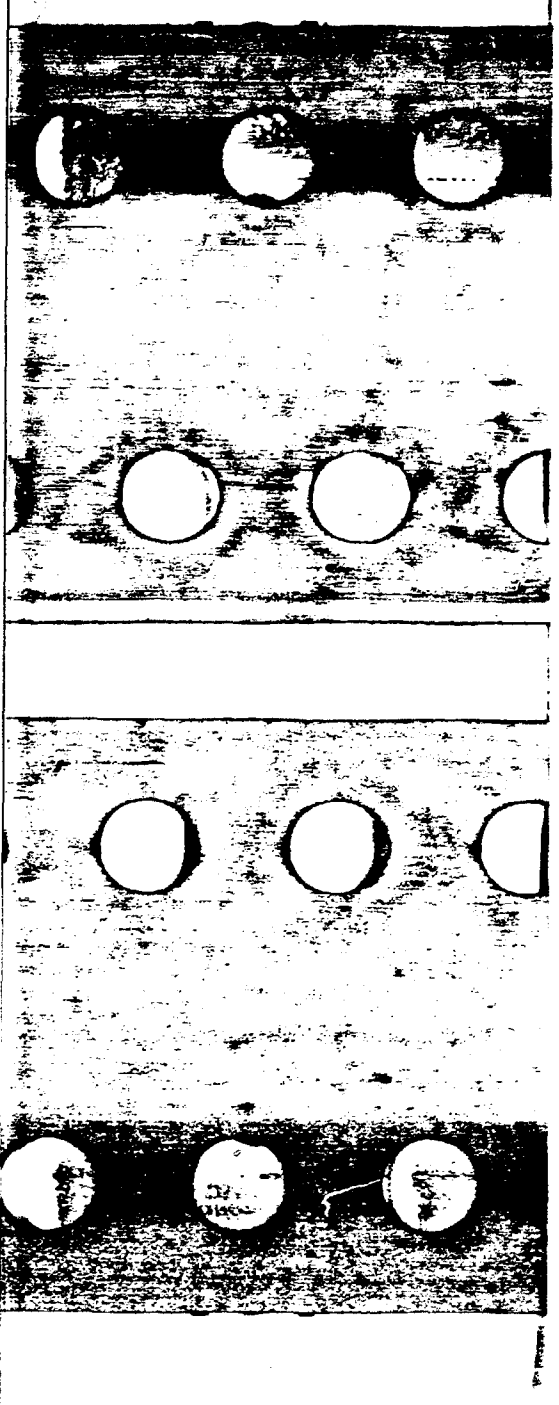
IRA PHELPS and wife,

EDWINA PHELPS

TO

DON C. CROUCH and wife,

LYNN CROUCH



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

CAMT	42000.00
CON TX	138.60
PRFEE	0.50
MTEED	6.00
TOTAL	145.10
CHECK	145.10

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/11/98 02 14:53 0001 5829

75202

IDENTIFICATION REFERENCE

Oct 11 2 49 PM '98

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No.142637