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FORM NO. WD-1

File Box 9

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 28,000.00

James R Edwards
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF July, 1989

John V. Adams
Notary Public

MY COMMISSION EXPIRES 7-13-91
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
John V. Adams, Attorney
3813 Cleghorn Ave., Nashville, Tennessee 37215

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James R. Edwards, et ux (NAME)	New Owner (NAME)	MAP 104-1
8561 Cub Creek Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 189
Nashville, TN 37209 (CITY) (STATE) (P. O. 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, Emma L. Edwards, Frances L. Kimbrough, Dorothy K. Martin and Barbara J. Craig,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James R. Edwards and wife, Sherry L. Edwards,

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. 53 on the Map of part of West Grove Subdivision, as of record in Book 421, page 109, in the Register's Office for said County.

SAID Lot No. 53 fronts 50 feet on the west side of 39th Avenue, North and runs back between parallel lines 160 feet to an alley.

BEING the same property conveyed to Emma Louise Crook as to a life estate and to Victor B. Crook as to the remainder, by deed from W.J. Crook and wife, J.R. Crook, recorded in Book 1126 at page 132 in said Register's Office. The said Victor B. Crook died on or about September 23, 1972, intestate and survived by his widow, Jessie Mai Crook. Except for persons who predeceased the said Victor B. Crook without children, either natural or adopted, the only persons born to or adopted by the said Victor B. Crook are the Grantors herein. The Grantors herein, Emma Louise Crook and Emma L. Edwards being one and the same person, conveyed their interest in said property to Jessie Mai Crook by deed recorded in Book 4666 at page 908 in said Register's Office. The said Jessie Mai Crook, also known as Mrs. Jessie Crook House, died on or about September 4, 1988, intestate and unmarried. Except for persons who predeceased the said Jessie Mai Crook without children, either natural or adopted, the only persons born to or adopted by the said Jessie Mai Crook are the Grantors herein.

THIS conveyance is made subject to property taxes for 1989 which have been prorated, Grantees to pay.

unimproved ( )
This is improved (XX) property, known as 137 39th Avenue North, Nashville, Tennessee 37209
(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 hand s this 25th day of July, 19 89

Emma L. Edwards Frances L. Kimbrough Dorothy K. Martin

Barbara J. Craig

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, John V. Adams, a Notary Public in and for said County and State, the within named Emma L. Edwards, Frances L. Kimbrough, Dorothy K. Martin and Barbara J. Craig

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 25th day of July 1989

Commission expires 7-13-91

John V. Adams Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
Davidson County

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) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed 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
Emma L. Edwards, et al,

TO
James R. Edwards and wife,
Sherry L. Edwards

Prepared By:
John V. Adams, Attorney
3813 Cleghorn Ave.
Nashville, TN 37215

9053 07/26 0161 03CHECK 99.40

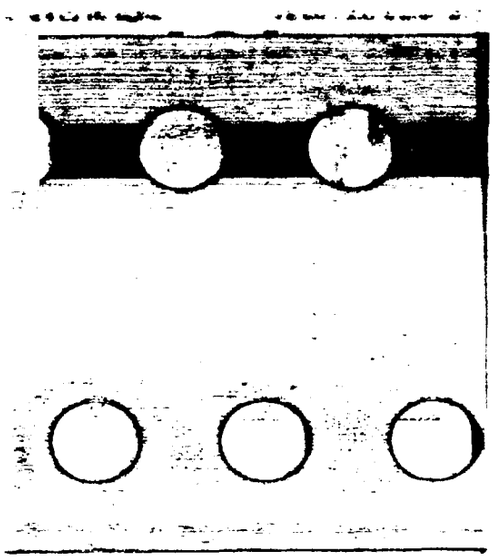
NAME AND ADDRESS OF OWNER
FELIX WILSON II ESTATE
DAVIDSON COUNTY, TN

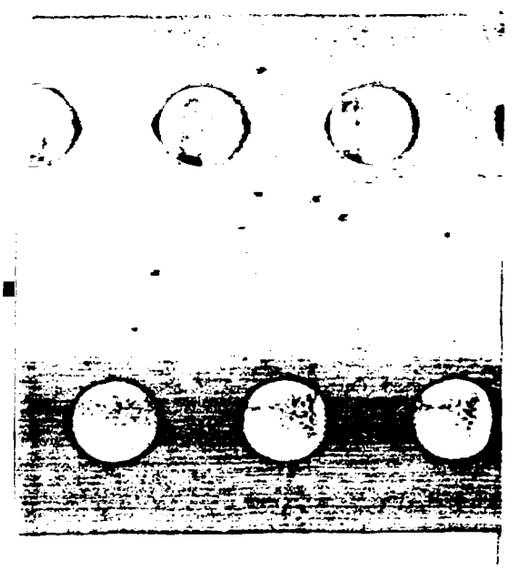
Jul 26 3 07 PM '89

RECEIVED FOR RECORD

TENN. REFERENCE

5 2 3 7 3





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	28000.00
CON TX	92.40
PRFEE	1.00
MDEED	6.00
TOTAL	99.40
CHECK	99.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/26/89 01 15:09 0001 9053

5.2373

IDENTIFICATION REFERENCE

JUL 26 3 08 PM '89

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY TN

No. 232676