OWNER:
MARGARET E. FITE
245 Bermuda Dr.
Nashville, TN 37214

SEND TAX BILLS TO:
Wilson Bank & Trust
623 West Main Street
Lebanon, TN 37087

Map 84 Group 14 Parcel 164

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds
Attorneys at Law
148 Public Square
Lebanon, TN 37087

BOOK 7937 PAGE 176

# D E E D

FOR AND IN CONSIDERATION of the sum of Eighty-Four Thousand Dollars ($84,000.00) cash in hand paid, the receipt of which is hereby acknowledged, we, DWAYNE CRAVENS and wife, JOYCE H. CRAVENS and RONALD CRAVENS and wife, GEORGIA B. CRAVENS, have this day bargained and sold and by these presents do hereby transfer and convey unto MARGARET E. FITE and husband, MICHAEL DANIEL FITE, as tenants by the entirety, their heirs and assigns, forever, the following tract or parcel of land, situated and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 34 of DONELSON MEADOWS, Section Two, as of record in Book 2133, page 100, Register's Office for said County, more particularly described as follows:
>
> Beginning at a common corner of Lots Nos. 33 and 34, in the westerly margin of Dellrose Avenue; thence southerly along the westerly margin of Dellrose Avenue a distance of 138.07 feet to a point; thence in an arc a distance of 39.27 feet to a point in the northerly margin of Bermuda Drive; thence westerly along the northerly margin of Bermuda Drive 125.5 feet to a point; thence northerly a distance of 123.1 feet to a point; thence easterly a distance of 148 feet to the point of beginning.
>
> Being the same property conveyed to R. W. Cravens and wife, Inez Cravens by deed from Robert E. Baker and Grady Woodson, Jr. d/b/a Baker & Woodson, dated December 15, 1959, and of record in Book 2997, page 473, Register's Office for Davidson County, Tennessee. R. W. Cravens died on August 28, 1987, vesting title in Inez Cravens as surviving tenant by the entirety. Inez Cravens died testate on March 8, 1988. The Will of Inez Cravens is of record in Will Book 163, page 850, vesting title in Dwayne Cravens and Ronald Cravens.

Joyce H. Cravens, spouse of Dwayne Craves and Georgia B. Cravens, spouse of Ronald Cravens, both join in this instrument for the purpose of conveying any marital interest they might have in subject property.

THIS IS IMPROVED PROPERTY BOOK 7937 PAGE 177

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto belonging, unto the said MARGARET E. FITE and husband, MICHAEL DANIEL FITE, their heirs and assigns, in fee simple, forever.

WE COVENANT with said Grantees that we are lawfully seized and possessed of said property; that we have a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted below; and that we will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

This conveyance is made subject to any and all visible easements or rights-of-way, and subject to the detail of plat of record at Book 2133, page 100, including a 60 foot minimum building setback line from Bermuda Drive and a 30 foot minimum building setback line from Dillrose Drive, and a 10 foot public utility and drainage easement along the westerly lot line, said Register's Office.

POSSESSION to be given with date of deed.

Property taxes for the year 1989 shall be prorated as of the date of this deed.

WITNESS OUR SIGNATURES hereto this 8th day of September, 1989.

Dwayne Cravens
DWAYNE CRAVENS

Joyce H. Cravens
JOYCE H. CRAVENS

Ronald Cravens
RONALD CRAVENS

Georgia B. Cravens
GEORGIA B. CRAVENS

STATE OF TENNESSEE )
)
COUNTY OF WILSON )

Personally appeared before me, the undersigned, a notary public of the state and county aforesaid, DWAYNE CRAVENS and wife, JOYCE H. CRAVENS and RONALD CRAVENS and wife, GEORGIA B. CRAVENS, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 8th day of September, 1989.

Notary Public

My commission expires: 3/19/91

WILSON COUNTY, TN. NOTARY PUBLIC

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The actual consideration or value, whichever is greater, for this transfer is $84,000.00.

Affiant

Sworn to and subscribed to before me, this the 8th day of September, 1989.

Notary Public

My commission expires: 3/19/91

WILSON COUNTY, TN. NOTARY PUBLIC

4180 09/14 0101 03CHECK 287.20

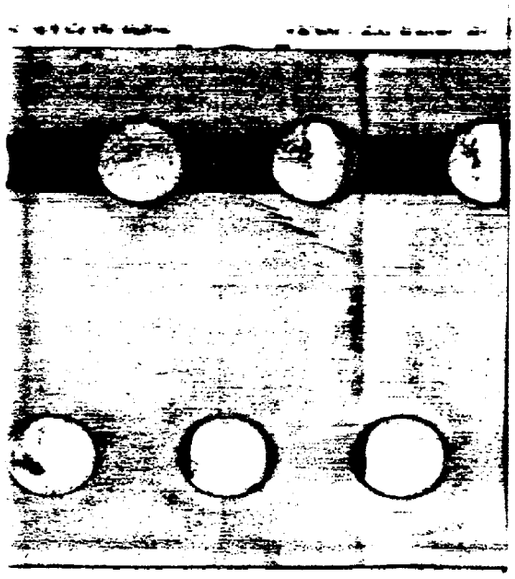
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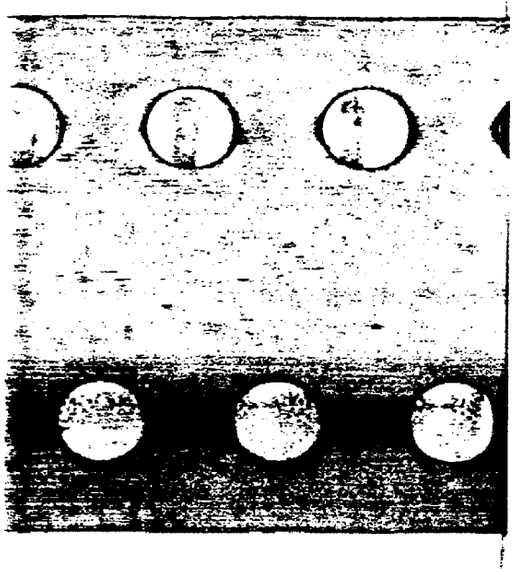
IDENTIFICATION REFERENCE

SEP 14 8 40 AM '89

FELIX Z. WHITE JR. REGISTER
DAVIDSON COUNTY, TN

MAIL TO:





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

RECEIVED OF _____

FOR _____

BOOK 7937 PAGE 179

| | | |
|---|---|---|
| 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 84000.00
CON TX 277.20
PRFEE 1.00
MTEED 9.00
TOTAL 287.20
CHECK 287.20

09/14/89 01 08:48 0001 4180

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 5. 6 9. 5.

IDENTIFI REFERENCE

SEP 14 8 48 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 248174