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FORM No WD-3

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 128,500.00

Mary Earline Simpson French
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF April 19 90

Linda T. Jones
Notary Public

MY COMMISSION EXPIRES: 1-11-92

(AFFIX SEAL)

NOTARY PUBLIC AT LARGE STATE

THIS INSTRUMENT WAS PREPARED BY
John M. Jordan, Attorney at Law, One Burton Hills Boulevard, Ste. 220
Nashville, Tennessee 37215

NAME / ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS
Thomas A. Cruse	Thomas A. & Katherine W. Cruse	104-13A
(NAME)	(NAME)	
401 Bowling Avenue	401 Bowling Avenue	7 CO
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37205	Nashville, Tennessee 37205	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, Mary Earline Simpson (French), unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Thomas A. Cruse and wife, Katherine W. Cruse

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 Building Site No. 7 on the Plan of Richmeade Place, Section 1, as of record in Book 4860, page 44, Register's Office for Davidson County, TN, reference to which Plat is hereby made for a more complete and accurate description of said property, together with one membership in Richmeade Place Homeowners' Association, Inc., a not-for-profit corporation of the State of Tennessee, and all obligations and privileges thereunto belonging or in anywise oppurtaining to said membership.

Being the same property conveyed to William T. Simpson, III and wife, Earline F. Simpson, by deed from William T. Simpson, of record in Book 7271, page 766, Register's Office of Davidson County, Tennessee. The said William T. Simpson, III and Earline F. Simpson having since divorced. Title vested in Mary Earline Simpson (French), by decree of record in Book 7914, page 419, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions and easements of record.

unimproved ( ) This is improved (X) property, known as 401 Bowling Avenue, Nashville, Tennessee 37205
(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 11 day of April, 19 90

Mary Earline Simpson

Mary Earline Simpson French

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary Earline Simpson, also known as Mary Earline Simpson French

the bargainor, with whom I am personally acquainted and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 11 day of April, 1990.

Commission expires 1-11-92

Notary Public

STATE OF TENNESSEE
COUNTY OF

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, and corporation, and that (he) / (they) as such _____ and _____ being authorized so to do, execute 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

Mary Earline Simpson (French)

TO

Thomas A. and Katherine W. Cruse

RETURN TO:

John M. Jordan
Attorney at Law
One Burton Hills Boulevard
Suite 220
Nashville, TN 37215

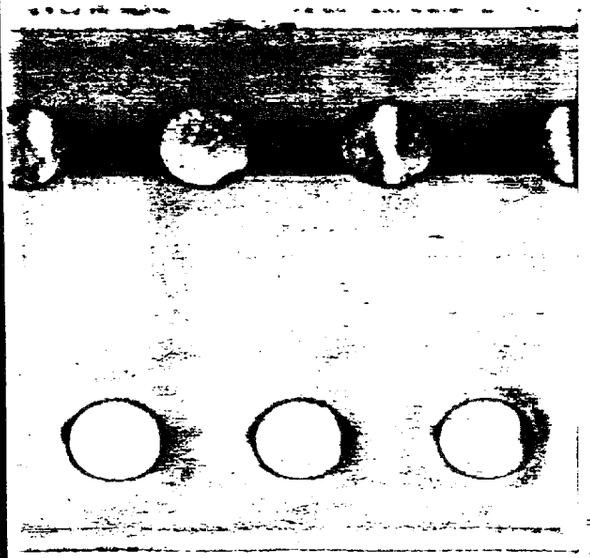
18805

IDENTIF. TREFERENCE

APR 13 1 51 PM '90

DAVIDSON COUNTY TN.

1143 04/13 0101 03CHECK 431-



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 TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID



CAMT 128500.00
CON TX 424.05
PRFEE 1.00
WDEED 6.00
TOTAL 431.05
CHECK 431.05

04/13/90 01 13:49 0001 1143

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



118805

IDENTIF. †REFERENCE

APR 13 1 51 PM '90

DAVIDSON COUNTY TN.

No. 310257