FILE IN BOX #14

FORM NO. WD-1

G#6839-3

BOOK 8264 PAGE 91

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $57,300.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF December, 19 90.

Notary Public

MY COMMISSION EXPIRES: 11/10/92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
DENNEY, LACKEY & CHERNAU, 424 Church Street, Suite 1350, Nashville, TN 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:	MAP-PARCEL NUMBERS
JEFFREY T. CROFT etux (NAME)	COUNTRYWIDE FUNDING CORPORATION (NAME)	MAP 83-8
816 Crescent Hill Road (STREET ADDRESS OR ROUTE NUMBER)	155 N.Lake Ave., P.O. Box 7137 (STREET ADDRESS)	PARCEL 49
Nashville, TN 37206 (CITY) (STATE) (P. O. ZIP)	Pasadena, CA 91109-7137 (CITY) (STATE) (ZIP)	FB#: 15DA-51285

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, I WE, RUBIE A. HILL, A WIDOW AND UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JEFFREY T. CROFT AND WIFE, PEGGY CROFT, as tenants by the entirety

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 Plan of Rosewood Heights, Section 2, as of record in Book 2133, Page 57, Register's Office for said County.

SAID Lot No. 53 fronts 213.7 feet on the southerly margin of Crescent Hill Road and extends back 364.5 feet on the easterly line and 397.3 feet on the westerly line to a point of intersection, said Lot being triangular in shape.

BEING the same property conveyed to Rayburn E. Hill and wife, Rubie A. Hill, by Deed from Inglewood Properties, a Partnership, of record in Book 5138, Page 773, Register's Office for Davidson County, Tennessee. The said Rayburn E. Hill having since died, the property is vested in Rubie A. Hill as surviving tenant by the entirety.

THIS conveyance is subject to restrictive covenants of record in Book 2153, Page 534, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and paid by the Grantor herein.

8 1 8 4 7

IDENTIF. TREFERENCE

DEC 27 9 26 AM '90

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY TN.

2133 12/27 0101 03CHECK 196.09

unimproved ( )
This is improved (XX) property, known as 816 Crescent Hill Road, Nashville, TN 37206
(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 her hand this 21st day of December, 19 90

Rubie A. Hill

RUBIE A. HILL

STATE OF TENNESSEE
Davidson County

BOOK 8264 PAGE 92

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named RUBIE A. HILL, A WIDOW AND UNMARRIED

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

Witness my hand and official seal at Nashville, Tennessee, this 21st day of December, 19 90.

Notary Public

Commission Expires 11/10/91

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
RUBIE A. HILL, A WIDOW AND ~~UNMARRIED~~

TO
JEFFREY T. CROFT AND WIFE, PEGGY ~~CROFT~~

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8264 PAGE 93

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 57300.00
CON TX 189.09
PRFEE 1.00
WDEED 6.00
TOTAL 196.09
CHECK 196.09

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

12/27/90 01 09:26 0001 2133

81:847.

IDENTIF. REFERENCE

DEC 27 9 26 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 384516