THIS INSTRUMENT PREPARED BY:

WATTS, UNDERWOOD & RUBENFELD, ATTORNEYS
2000 Richard Jones Road, Suite 150
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this, transfer is $62,000.00.

Delbert Fields
Affiant

Subscribed and sworn to before this 30th day of January, 1991.

Notary Public

My Commission Expires: 1-23-94

Address New Owner:	Send Tax Bills to:	Map/Parcel Nos.
DELBERT FIELDS 1715 Woodland Street Nashville, Tennessee 37206	FIRST TENNESSEE BANK P.O. Box 1000 Dept. 47 Memphis, Tennessee 38148	MAP 83-10 PARCEL 306

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY TWO THOUSAND AND 00/100 DOLLARS ($62,000.00), cash in hand paid by the hereinafter named Grantees, the receipt of which is hereby acknowledged, we, **R. SCOTT CRABTREE and wife, LENORA MOSLEY CRABTREE,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **DELBERT FIELDS and wife, RONDA FIELDS,** 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:

BEING Lot No. 54 on the Plan of Lockland, The Chadwell Home Place, of record in Book 57, page 135, Register's Office for Davidson County, Tennessee.

SAID Lot No. 54 fronts 50.0 feet on the northerly margin of Woodland, formerly Plum Street, and extends back between parallel lines 170.0 feet to a dead line to an alley.

BEING the same property conveyed to R. Scott Crabtree and wife, Lenora Mosley Crabtree, by deed from Tyler C. Apffel, unmarried, of record in Book 7009, page 801, Register's Office for Davidson County, Tennessee.

This is improved property known as 1715 Woodland Street, Nashville, Tennessee 37206.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

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.

IN WITNESS WHEREOF we have hereunto set our hands on this the 30 day of January, 1991.

R. Scott Crabtree
R. SCOTT CRABTREE by Lenora Mosley Crabtree Attorney in Fact

Lenora Mosley Crabtree
LENORA MOSLEY CRABTREE

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 LENORA MOSLEY CRABTREE, the bargainor, with whom 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 this 30th day of January, 1991.

Mitchell A Watts
Notary Public

My Commission Expires:
4-23-94

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 30th day of January, 1991, before me, Mitchell A. Watts, a Notary Public in and for said County and State, personally appeared LENORA MOSLEY CRABTREE, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of R. SCOTT CRABTREE, and acknowledged that she executed the same as the free act and deed of the said R. SCOTT CRABTREE.

WITNESS my hand and seal this 30th day of January, 1991.

Mitchell A Watts
Notary Public

My Commission Expires:
4-23-94

9U085

IDENTIF. TREFERENCE

FEB 1 1 34 PM '91

FELIX Z. [illegible]
DAVIDSON COUNTY TN.

3583 02/01 0101 03CHECK 211.60

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8285 PAGE 878

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 62000.00
				CON TX 204.60
				PRFEE 1.00
				WDEED 6.00
				TOTAL 211.60
				CHECK 211.60
02/01/91	01			13:32 0001 3583

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 U U 8 5

IDENTIF. T REFERENCE

FEB 1 1 34 PM '91

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 393934