G-7413-4

FORM NO. WD-1

BOOK 8419 PAGE 811

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $32,500.00

Grace O. Jenkins
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 12th DAY OF August, 1991.

Notary Public

MY COMMISSION EXPIRES: 11/10/91

(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:	MAP-PARCEL NUMBERS
Grace O. Jenkins (NAME)	FIDELITY FEDERAL BANK, a Federal (NAME)	Map 105-09
924 Wedgewood Avenue (STREET ADDRESS OR ROUTE NUMBER)	401 Union Street (STREET ADDRESS)	Parcel 342
Nashville, TN 37204 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee 37219 (CITY) (STATE) (ZIP)	16W-16150

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, Grace Cotten, Administratrix of the Estate of Tecumseh V. Crenshaw

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Grace O. Jenkins, Unmarried

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 the west 50 feet of the south 120 feet of Lot No. 27 on the Plan of Waverly Place of record in Book 57, pages 94 and 95, said Register's Office.

Said part of Lot No. 27 fronts 50 feet on the north side of Grove Avenue, (now Wedgewood Avenue) and runs back between parallel lines along the east margin of 10th Avenue South, 120 feet to a dead line.

LEGAL DESCRIPTION SAME AS PREVIOUS DEED.

Being the same property conveyed to Tecumseh V. Crenshaw, Unmarried by deed from Harriet Stone Young, heir-at-law of Myrtle Hyde Stone, deceased as of record in Book 7512, page 233, Register's Office of Davidson County, Tennessee. The said Tecumseh V. Crenshaw having since died. Grace Cotten was appointed Administratrix of the Estate of Tecumseh V. Crenshaw by Letters of Administration of record in Minute Book 346, page 223, in the Probate Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is (unimproved) (X) improved property, known as 924 Wedgewood Avenue, Nashville, TN 37204
(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 seised 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 12th day of August, 19 91

Grace Cotten

Grace Cotten

STATE OF TENNESSEE
Davidson County

BOOK 8419 PAGE 812

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Grace Cotten, Administratrix of the Estate of Tecumseh V. Crenshaw

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 at Nashville, Tennessee, this 12th day of August, 1991.

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
Grace Cotten, Administratrix

TO
Grace O. Jenkins, Unmarried

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

38697

FILED FOR RECORD
Aug 13 3 09 PM '91

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8419 PAGE 813

CC 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	32500.00
CON TX	120.25
PRFEE	1.00
MDEED	6.00
TOTAL	127.25
CHECK	127.25

08/13/91 01 15:11 0001 3349

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38897

REGISTER'S OFFICE

Aug 13 3 10 PM '91

No. 449901