10318 File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Road, Suite 220
Nashville, Tennessee 37215

BOOK 8436 PAGE 883

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
JAMES W. COUCH (NAME)	FIRST TENNESSEE BANK (NAME)	Map 118-1
1403 Sweetbriar Avenue (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 1000, Dept. 47 (STREET ADDRESS)	Parcel 33
Nashville, Tennessee 37212 (CITY) (STATE) (P. O. ZIP)	Memphis, Tennessee 38148 (CITY) (STATE) (ZIP)	F.B. #24W12435

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, DAVID P. CRABTREE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JAMES W. COUCH AND WIFE, GINGER R. COUCH

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 easterly 64 feet of Lot No. 10 on the Plan of Malcolm Clark's Subdivision of Lots No. 8 and 9 of W.L.B. Lawrence Plan, as of record in Plat Book 2, page 124, Chancery Court at Nashville, Tennessee, more particularly described as follows:

Said part of said lot fronts 64 feet on the southerly side of Sweetbriar Avenue and extends back 308 feet on the easterly line of Lot No. 10 and 309 feet on the westerly line of part of Lot No. 10, to a dead line in the rear on which it measures 64 feet.

Being the same property conveyed to David P. Crabtree by quitclaim deed of confirmation from Baron Partners, a Tennessee General partnership composed of John W. Barton, III and David P. Crabtree of record in Book 8003, page 88, said Register's Office.

This conveyance is subject to: (1) 1991 taxes; and (2) All matters appearing on the plan of record in Plat Book 2, page 124, Chancery Court at Nashville, Tennessee.

Diane M. Crabtree, spouse of David P. Crabtree, joins in the execution of this instrument for the purpose of conveying any interest she may have in the subject property by virtue of her marriage to the said David P. Crabtree.

4477 0 SEP 5 3 16 PM '91

8322 09/05 0101 03CHECK 396.24

This is improved (XX) unimproved ( ) property, known as 1403 Sweetbriar Avenue, Nashville, Tennessee 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 30th day of August, 1991

David P. Crabtree
DAVID P. CRABTREE

Diane M. Crabtree
DIANE M. CRABTREE

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STATE OF TENNESSEE
COUNTY OF Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DAVID P. CRABTREE and wife, DIANE M. CRABTREE 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 30th day of August, 19 91.

My commission expires 1/23/93 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF Davidson County

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 105,200.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF August, 19 91.

MY COMMISSION EXPIRES: 1/23/93 (AFFIX SEAL)

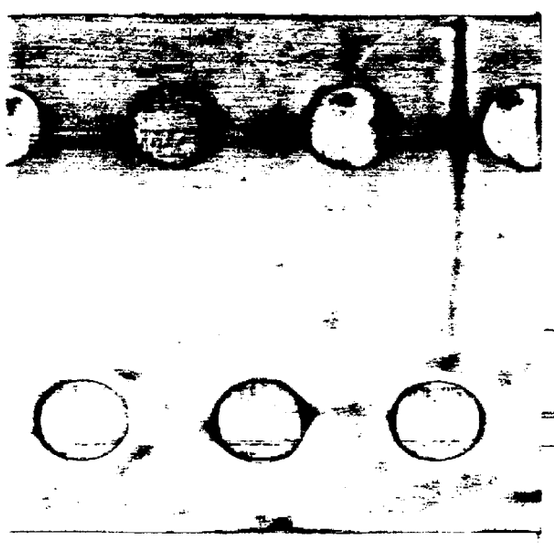
Notary Public

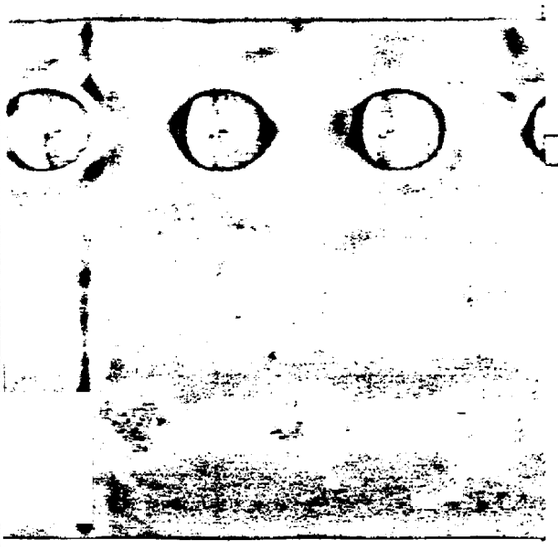
WARRANTY DEED

FROM DAVID P. CRABTREE and wife, DIANE M. CRABTREE

TO JAMES W. COUCH AND WIFE, GINGER R. COUCH

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





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 105200.00
CON TX 389.24
PRFEE 1.00
WDEED 6.00
TOTAL 396.24
CHECK 396.24

09/05/91 01 15:17 0001 8322

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

447.70

SEP 5 3 16 PM '91

No. 456602