Box 56

BOOK 8546 PAGE 66

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 108,150.00

X William C. Spencer III
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF February 19 92

Notary Public

MY COMMISSION EXPIRES: 11/25/95
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY
Anderson & Jordan Escrow Co., One Burton Hills Blvd, Ste.220, Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William C. Spencer, III (NAME)	C&S Real Estate Services (NAME)	118-14-0 120.00
3548 Crestridge Drive (ADDRESS)	P.O. Box 656 (ADDRESS)	
Nashville, Tennessee 37204 (CITY) (STATE) (ZIP)	Tucker, GA 30085-0656 (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, Jane B. James

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William C. Spencer, III and wife, Joyce E. Spencer

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. 46 on the Map of Longview Manor, Sections One and Two, as of record in Book 1424, page 127, Register's Office for said County, described as follows:

Beginning at a point in the east margin of Crestridge Drive, at the corner of Lots 45 and 46; thence with the line between said lots, easterly 182 feet to the corner of Lot No. 47; thence with the line between lots 46 and 47, southerly 93.7 feet to the north margin of Pleasant Valley Road; thence with the margin of the same, westerly around a slight curve, 95 feet to a point, and continuing with the margin of said Road, westerly 108.9 feet to the beginning of a curve, thence around said curve, northwesterly 39.27 feet to the east margin of Crestridge Drive; thence with the margin of the same, northerly 80 feet to the beginning.

Being the same property conveyed to Dorris B. James and wife, Jane B. James by deed from Neil G. Fite and wife, Sue Todd Fite of record in Book 3404, page 147, Register's Office, Davidson County, Tennessee. Dorris B. James having since died.

0 2 6 3 6

IDENTIFICATION REFERENCE

FEB 7 2 07 PM '92

DAVIDSON COUNTY, TN

9437 02/07 0101 03CHECK 406.97

unimproved ( )
This is improved (X) property, known as 3548 Crestridge Drive, Nashville, Tennessee 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 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 5th day of February 19 92

X Jane B. James
Jane B. James

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BOOK 8546 PAGE 67

Personally appeared before me, the undersigned Jane B. James, a Notary Public in and for said County and State, the within named

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 5th day of February 1997.

Commission expires 11-25-95

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 oath(s) acknowledged to be the and respectively of the the within named bargainor, and corporation, and that 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

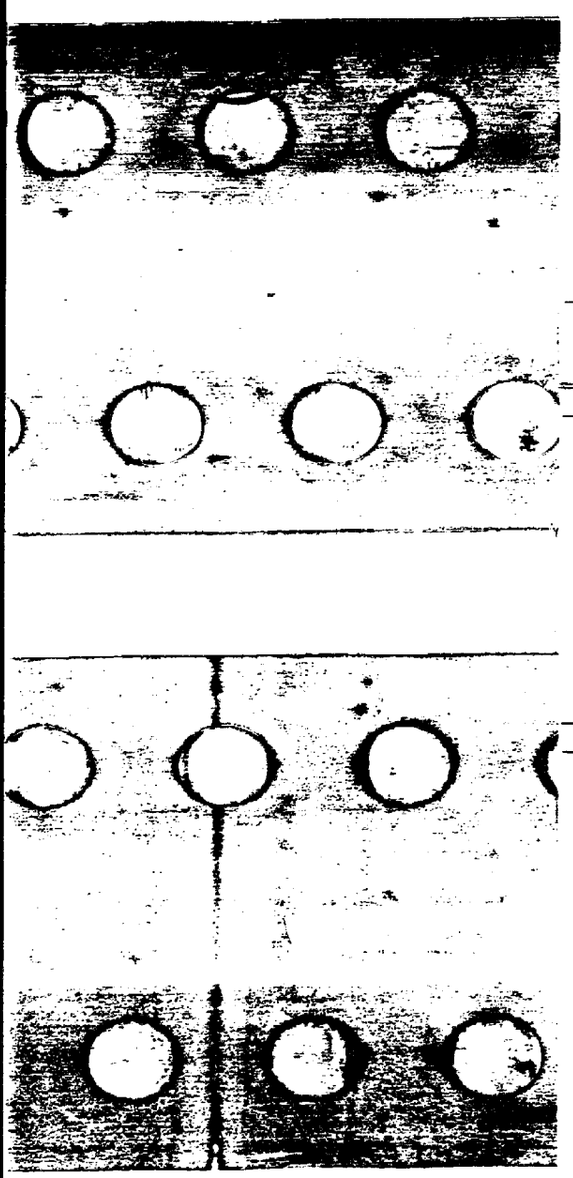
Notary Public

WARRANTY DEED

FROM
Jane B. James

TO
William C. Spencer, III and wife, Joyce E. Spencer

RETURN TO:
Anderson & Jordan Escrow Co.
One Burton Hills Blvd, Ste.220
Nashville, TN 37215



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

RECEIVED OF _____

FOR _____

BOOK 8546 PAGE 68

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	108150.00
			CON TX	399.97
			PRFEE	1.00
			WDEED	6.00
			TOTAL	406.97
			CHECK	406.97
02/07/92	01	14:08	0001	9437

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8263b.

IDENTIFT REFERENCE

FEB 7 2 05 PM '92

DAVIDSON COUNTY, TN

No. 500035