BOOK 8839 PAGE 956

STATE OF TENNESSEE
COUNTY OF DAVIDSON
BOX 7

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 86,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF January 19 93

Notary Public

MY COMMISSION EXPIRES: 1/22/95
(AFFIX SEAL)

ALAN E. TURN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201
File #30806

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Larry W. Crotts (NAME)	FIRST REPUBLIC MORTGAGE (NAME)	MAP 142-2
209 Carriage Drive (ADDRESS)	6012 Wilmington Pike (ADDRESS)	PARCEL 163
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Dayton, Ohio 45459 (CITY) (STATE) (ZIP)	9D 5462

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, Mary H. Moore Bass, a married person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Larry W. Crotts and wife, Sherry L. Crotts

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. 208 on the Plan of Cross Timbers, Section 4, as of record in Book 4175, Page 54, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Mary H. Moore (now Bass) by unrecorded deed from James M. Moore and by deed from James M. Moore of record in Book 7209, Page 941, and by deed from JoAnn E. Moore to James M. Moore of reecord in Book 5643, Page 234, and by deed from Geary Way Jackson and wife Roberta S. Jackson of record in Book 5345, Page 319, Register's Office for Davidson County, Tennessee.

JAMES D. BASS husband of MARY H. MOORE BASS, joins in ths Deed for the sole purpose of conveying any marital right which he may have in and to said property.

82436.

IDENTIFICATION REFERENCE

JAN 13 2 09 PM '93

ELIA Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

unimproved ( )
This is improved (X) property, known as 209 Carriage Drive, Nashville, TN 37221
(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 January, 19 93

Mary H. Moore Bass — Mary H. Moore Bass

JAMES D. BASS — James D. Bass

DCTN01W 12/88 First Data Systems, Inc. 1-800-626-5427

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Mary H. Moore Bass, a married person AND HUSBAND JAMES D. BASS

the bargainor S, 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 January, 19 93.

Commission expires 1/22/95

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

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
Mary H. Moore Bass

TO
Larry W. Crotts and wife, Sherry L. Crotts

RETURN TO:
Saturn & Mazer Title Services
212 Third Avenue, North
Nashville, Tennessee 37201 File #30806

5679 01/13 0101 03CHECK 329.79



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 86750.00
				CON TX 320.79
				PRFEE 1.00
				WDEED 8.00
				TOTAL 329.79
				CHECK 329.79
01/13/93		01		14:08 0001 5679

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

82436

IDENTIFI REFERENCE

JAN 13 2 09 PM '93

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 610445