50

This Instrument Prepared By:
Stokes & Bartholomew, P.A.
3310 West End Avenue, 4th Floor
Nashville TN 37203
Return to Box 50

BOOK 9136 PAGE 481

ADDRESS NEW OWNER:
Eryn P. Zeigler and Randy Dale Crawford
2816 Creekview Drive
Nashville, Tennessee 37217

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Union Planters National Bank, a national banking association
401 Union Street
Nashville, Tn 37219

MAP AND PARCEL:
MAP 150-1
GROUP
PARCEL 218

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, R.W. GroomIII and wife, Pamela Jones Groom, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Eryn P. Zeigler and Randy Dale Crawford as Tenants in Common with the Right of Survivorship, hereinafter called the Grantee, her 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. 675 on the Plan of Edge-O-Lake Estates, Section 16, as of record in Book 4175, page 157, 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 R.W. Groom,III, unmarried person by deed from Perry M. Wilson and wife, Vicki E. Wilson of record in Book 6652, page 205, Register's Office for Davidson County, Tennessee.

The undersigned Pamela Jones Groom, wife of R.W. Groom, III joins in this convey to convey any and all marital interest in subject property.

This is improved property known as 2816 Creekview Drive, Nashville, TN 37217.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and governmental regulations that may affect the premises and the following exceptions.

1. Subject to 1993 property taxes which have been paid.
2. Matters shown on the Plan of record in Book 4175, page 157, said Register's Office.
3. Restrictive covenants of record in Book 4468, page 565, said Register's Office.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Eryn P. Zeigler and Randy Dale Crawford, an unmarried person, her heirs and assigns, forever; and we, R.W. GroomIII and

wife, Pamela Jones Groom, do covenant with the said Grantee 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 Grantee, her heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 29th day of October, 1993.

R.W. GroomIII

Pamela Jones Groom

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named R.W. GroomIII and wife, Pamela Jones Groom, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 29th day of October, 1993.

NOTARY PUBLIC

My Commission Expires: 5-24-97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 82,750.00.

AFFIANT

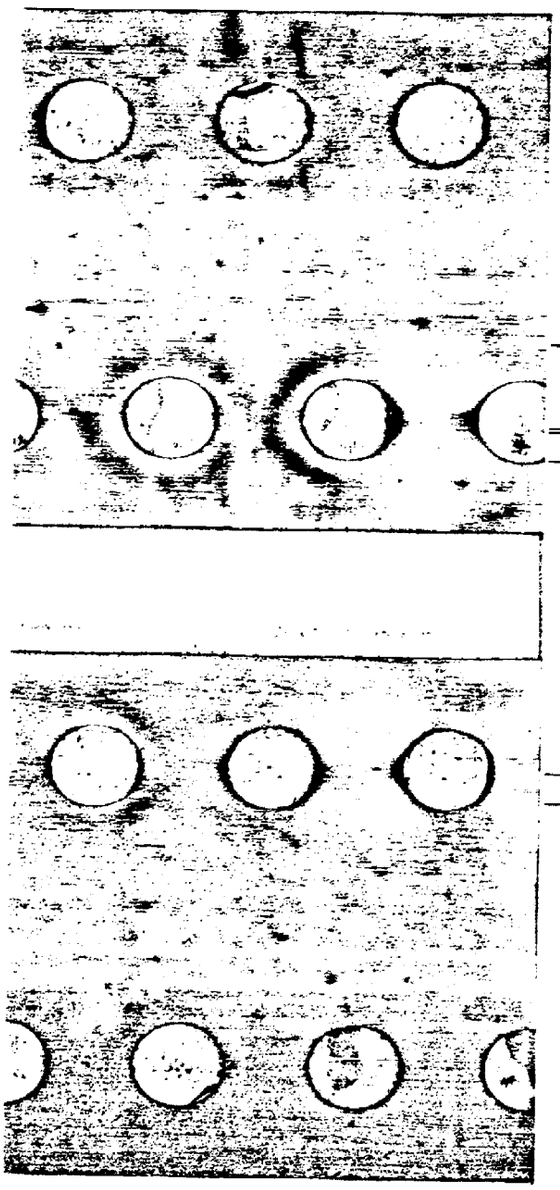
Subscribed and sworn to before me
this 29th day of October, 1993.

NOTARY PUBLIC
My Commission Expires: 9/27/97

80800
IDENTIF. & REFERENCE

93 NOV -2 PM 1:13
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

3011 11/02 0101 03CHECK 314.99



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 82750.00
				CON TX 305.99
				PRFEE 1.00
				WDEED 8.00
				TOTAL 314.99
				CHECK 314.99
11/02/93	01			13:13 0001 3011

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

80800
IDENTIF. & REFERENCE

93 NOV -2 PM 1:13
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 716859