BOOK 9949PG223

96 FEB 15 PM 1:50
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
0150777

PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (cmw) Title No: 37401
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Ralph A. Cruze Chaney L. Cruze 4842 Briarwood Drive Nashville, TN 37211	Norwest Mortgage, Inc. P.O. Box 9270 Des Moines, Iowa 50306-9270

TAX MAP-PARCEL NUMBERS: 147-05-008 06DU 22315

BOOK 09949 0223 96CHECK 416.30

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Jill Elizabeth Fogg, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Ralph A. Cruze and spouse, Chaney L. Cruze,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 555 on the plan of Section Fourteen, Caldwell Hall of record in Plat Book 3300, page 77, Register's Office for said County.

SAID Lot No. 555 fronts 85.0 feet on the southeasterly margin of Briarwood Drive and extends back 354.5 feet on the northwesterly line and 158.95 feet on the southeasterly line to a dead liner in the rear, measuring 244.6 feet thereon.

BEING the same property conveyed to Jill Elizabeth Fogg by deed from Timothy A. Minke and wife, Debbie A. Minke of record in Book 9485, page 430, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

The property herein conveyed is subject to restrictive covenants of record in Book 3433 Page 100 and Book 3436, page 335 said Register's Office, and to the matters set forth in the referenced Plan of record.

This instrument is executed on behalf of Jill Elizabeth Fogg by Gladys Cothran as Attorney in Fact pursuant to a Power of Attorney being recorded concurrently herewith. The affidavit of said Attorney in Fact is attached as "Exhibit A" to or on this instrument and incorporated herein by reference.

This is improved property, known as: 4842 Briarwood Drive, Nashville, TN 37211

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 13th day of February, 1996.

Jill Elizabeth Fogg

Jill Elizabeth Fogg, By: Gladys Cothran, Atty-In-Fact

State of Tennessee
County of Davidson

On this 13th day of February, 1996, before me the undersigned authority, personally appeared , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 109000.00

Affiant

Sworn and subscribed before me on the 13th day of February, 1996.

Notary Public

My Commission Expires: _____

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Gladys Cothran**, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged the execution of the within instrument on behalf of **Jill Elizabeth Fogg**, as Attorney-in-Fact, as the free act and deed of the said Principal.

Witness my hand and official seal at Nashville, Tennessee, this the 13th day of February, 1996.

Notary Public

My Commission Expires:_____

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 7/27/98

EXHIBIT "A"
To
WARRANTY DEED

FROM: Jill Elizabeth Fogg

TO: Ralph A. Cruze and Chaney L. Cruze

A F F I D A V I T

The undersigned Affiant, being first duly sworn, deposes and says as follows:

1. That the document to which this affidavit is exhibited was executed by the undersigned as attorney-in-fact for the principal thereon shown.

2. That the execution is proper and within the scope of the power-of-attorney referenced in the instrument.

3. That at the time of execution of said document the Affiant had no knowledge or notice of the termination of the power-of-attorney, either by revocation or by the principal's death, disability, or incapacity.

Further the Affiant Saith not.

References to the singular include the plural, when applicable.

Gladys Cothran

Gladys Cothran, Affiant

Sworn to and subscribed before me this

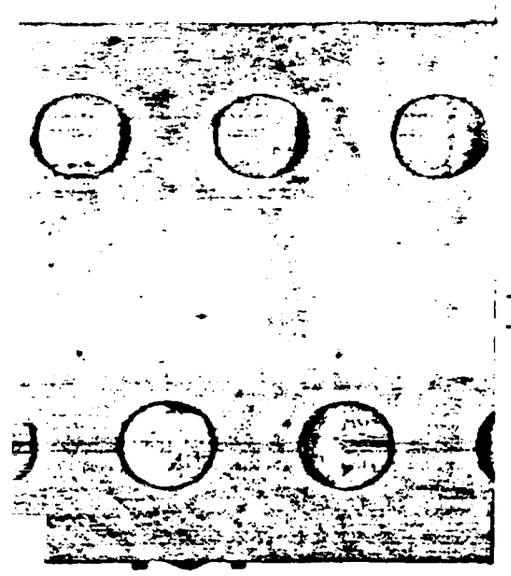
13th day of February, 1996.

Notary Public

My Commission Expires:_____

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.





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

RECEIVED OF _____

FOR _____

BOOK 9949 PG 226

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	109000.00
CON TX	403.30
PRFEE	1.00
WDEED	12.00
TOTAL	416.30
CHECK	416.30

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 3404

0150777
IDENTIF. & REFERENCE

96 FEB 15 PM 1:50
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1006594