Box 40-B

OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

BOOK 10032 PG 368

STATE OF TENNESSEE)
COUNTY OF Davidson)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 38,500.00

Andrew T. Crawford
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 29th DAY OF April, 19 96

NOTARY PUBLIC

My Commission expires: MY COMMISSION EXPIRES JULY 25, 1998

THIS INSTRUMENT PREPARED BY

Robert F. Doyle, Attorney, 613 Woodland Street, Nashville, Tennessee. 37206
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Andrew T. Crawford, et ux	Andrew T. Crawford, et ux	Map 81-3
(NAME)	(NAME)	
2413 14th Avenue North	2413 14th Avenue North	Par. 326
(ADDRESS)	(ADDRESS)	
Nashville, Tenn. 37208	Nashville, Tenn. 37208	8DA-03183
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

SPECIAL
Warranty Deed

For and in Consideration of the sum of $ 38,500.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

ASSOCIATES FINANCIAL SERVICES COMPANY OF TENNESSEE, INC.

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

ANDREW T. CRAWFORD AND WIFE, WINIFRED J. MILLER CRAWFORD

hereinafter called the **GRANTEES**, their 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. 2 on the Plan of River View Gardens of record in Book 3600, page 46, Register's Office for said County, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to ASSOCIATES FINANCIAL SERVICES COMPANY OF TENNESSEE, INC. by deed from ROBERT F. DOYLE, SUBSTITUTE TRUSTEE of record in Book 10007, page 232, said Register's Office.

Said Grantor does specially warrant and will forever defend said title against all persons lawfully claiming or to claim the same by, through, or under Associates Financial Services Company of Tennessee, Inc., but not otherwise. The improvements on the above described property are being sold in "AS IS" condition. The 1996 County Land Taxes have been prorated between the parties and the Grantees assume and agree to pay same when due and payable.

This is unimproved ( ) improved (X) property, known as 2413 14th Avenue North, Nashville, Tennessee. 37208
(House Number) (Street) (City) (State) (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. We covenant with said GRANTEES that we are lawfully seized

. 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 our hands this 26th day of April, 19 96.

ASSOCIATES FINANCIAL SERVICES COMPANY OF TENNESSEE, INC.

SEAL

BY: M. B. Mccoy

M. B. Mccoy, Vice Pres.
Vice-President

Mary Ott, Asst. Sec.

INDIVIDUAL ACKNOWLEDGMENTS:

BOOK 10032 PG 369

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____

_____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19___.

My Commission expires:

_____ _____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____

_____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19___.

My Commission expires:

_____ _____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____

_____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19___.

My Commission expires:

_____ _____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TEXAS }
County of Dallas }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared M. B. McCay, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged her self to be the Vice-President of Associates Financial Services Company of Tennessee, Inc., the within named bargainor, a corporation (or partnership), and that she as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by her self as such officer (or partner).

Witness my hand and official seal at office this 24th day of April, 19 96.

My Commission expires:

BARBARA M. YUNKER
MY COMMISSION EXPIRES
August 6, 1997

Barbara M. Yunker
Notary Public

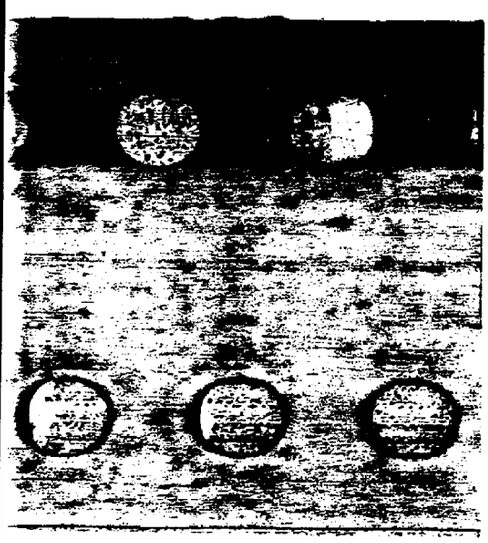
0176610

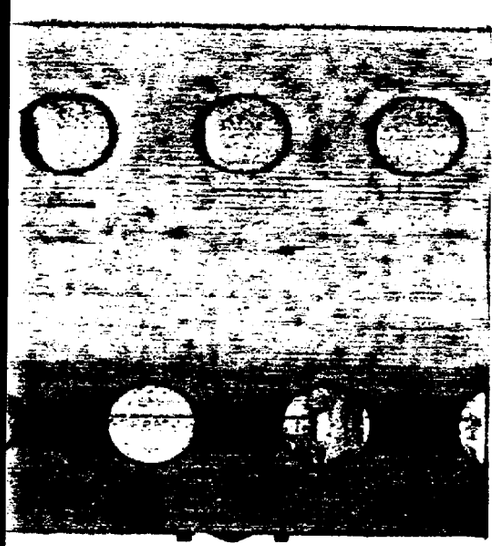
96 APR 30 PM 2:26
FELIX ZWILSUN II REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE

090 01 03 CHECK

15.45





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

RECEIVED OF _____

FOR _____

BOOK 10032 PG 370

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 38500.00
				CON TX 142.45
				PRFEE 1.00
				MDEED 8.00
				TOTAL 151.45
				CHECK 151.45
			04/30/96 01	14:26 0001 6016

0176610 IDENTIF. ← REFERENCE

96 APR 30 PM 2:26
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1034059