BOOK 10078 PG 417

Box 44

THIS INSTRUMENT PREPARED BY:
George V. Crawford, Jr.
GULLETT, SANFORD, ROBINSON & MARTIN, PLLC
230 Fourth Avenue, North
P. O. Box 198888
Nashville, Tennessee 37219-8888
(615) 244-4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $225,000.00.

Katherine Keeble Crook
Affiant

Subscribed and sworn to before me, this 5th day of June, 1996.

Notary Public

My Commission Expires: 4-2-97

Address New Owner As Follows:
Katherine Keeble Crook and
George Wills Crooks
901 South Wilson Blvd.
Nashville, TN 37205

Send Tax Bills To:
SunTrust Bank
P. O. Box 100100
Atlanta, GA 30348

Map-Parcel Number:
116-8-143
7DA 06495

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **C. LOUIS GARRARD AND ANNE KARLEN MITCHELL GARRARD,** hereinafter called the Grantors, have bargained and sold, and by these presents does transfer and convey unto **KATHERINE KEEBLE CROOK AND GEORGE WILLS CROOK, as joint tenants with right of survivorship,** hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 22 and the northerly 26 feet 7-1/2 inches of Lot No. 23 on the Plan of Woodmont Park Subdivision, of record in Book 547, page 148, Register's Office for Davidson County, Tennessee.

Said Lot No. 22 and the northerly part of Lot No. 23 front together 73 feet 4-1/2 inches with the southerly margin of Oaklawn Avenue 200.0 feet to a dead line and measure on the westerly side of Wilson Boulevard and run back between parallel lines.

Being the same property conveyed to C. Louis Garrard and Anne Karlen Mitchell by deed from Ronald E. Underwood, unmarried, of record in Book 8378, page 51, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:

1. 1996 taxes, a lien but not yet due and payable, which have been prorated and assumed by Grantees. By acceptance of delivery of this instrument, Grantees assume and agree to pay such taxes as and when such become payable and to indemnify and hold harmless Grantors from liability and loss therefrom.

2. Matters shown on the Plan of record in Book 547, page 148, Register's Office for said County.

This is improved property known as 901 South Wilson Boulevard, Nashville, TN 37205.

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 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 further covenant and bind ourselves, our heirs and assigns, 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 person whomsoever.

WITNESS my hand this 6th day of June, 1996.

C. Louis Garrard

Anne Karlen Mitchell Garrard

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **C. LOUIS GARRARD,** the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 6th day of June, 1996.

Notary Public

My Commission Expires: 11/27/99

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ANNE KARLEN MITCHELL GARRARD,** the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

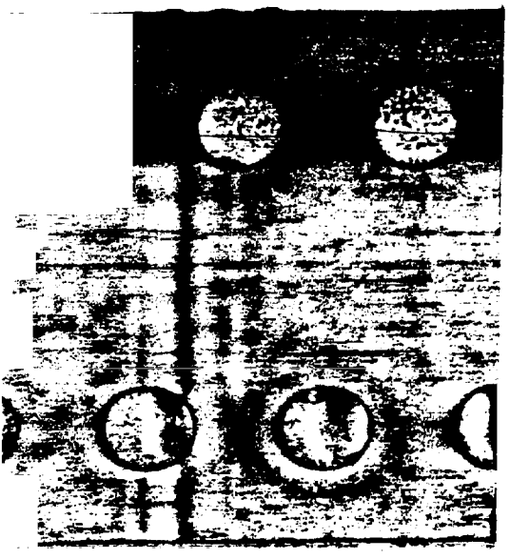
WITNESS my hand, at office, this 6th day of June, 1996.

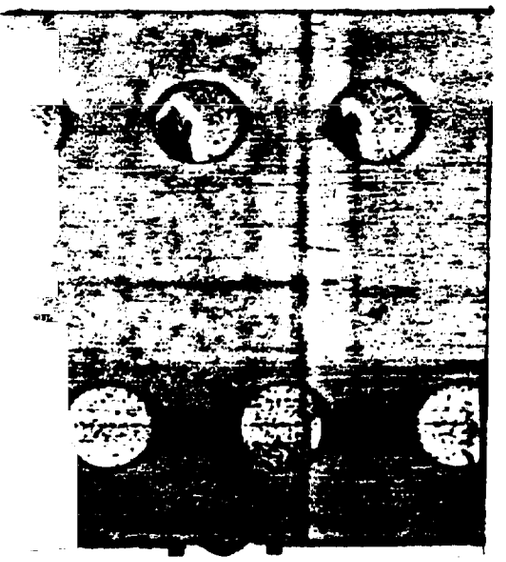
Notary Public

My Commission Expires: 11/27/99

96 JUN -6 PM 3:30
FELIX E. WILSON REGISTER
DAVIDSON COUNTY, TN
0190095
IDENTIF. ↑ REFERENCE

3650 JUN 96 01101 CHECK
841.50





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

RECEIVED OF _____

FOR _____

BOOK 10078 PG 419

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	
				225000.00
			CON TX	832.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	841.50
			CHECK	841.50
06/06/96	01		15:38 0001	0610

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0190095
IDENTIF. ◆ REFERENCE

96 JUN -6 PM 3:32
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1048466