BOOK 10112 PG 98

1765-H

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 57,000.00

AT Martin J. Crum

Grantee

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF June, 19 96.

Dorothy S. Potts

NOTARY PUBLIC AT LARGE

My Commission Expires JULY 24, 1999

Dorothy S. Potts

MY COMMISSION EXPIRES: 7/24/99

THIS INSTRUMENT WAS PREPARED BY

J. Blake Freeman, Attorney at Law, 109-F Walton Ferry Road, Hendersonville, TN 37075

NAME	ADDRESS	
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Martin J. Crum	Standard Mortgage Corportion of Georgia	
(NAME)	(NAME)	
710 Cheryl Avenue	5775 Peachtree Dunwoody Rd D100	052-02-141.00
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRES)	
Madison, TN 37115	Atlanta, GA 30342	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, Kellie A. Earls, formerly Kellie Ann Bruner, and husband, Gary W. Earls

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Martin J. Crum and wife, Minnagene B. Crum

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. 27 and the west 15 feet of Lot No. 26 of Block "B" on the Revised Maps of Rainbow Terrace Subdivision, as of record in Book 1130, page 85, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

BEING the same property conveyed to Kellie Ann Bruner by deed from Robert Bryan Bruner, filed of record in Book 7779, page 571, Register's Office for Davidson County, Tennessee; also acquired by instrument of record in Book 7282, page 652, Register's Office for Davidson County, Tennessee.

Kellie Ann Bruner and Kellie Ann Earls are one and the same person.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

This is improved property known as 710 Cheryl Avenue, Madison, TN 37115

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 their hand this 28th day of June, 19 96.

Kellie A Earls, formerly Kellie A Bruner — Gary W Earls

Kellie A. Earls, formerly Kellie Ann Bruner — Gary W. Earls

1765-H

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, Dorothy S. Potts, a Notary Public in and for said County and State, the within named

Kellie A. Earls and Gary W. Earls

the bargainor____, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that their executed the within instrument for the purposes therein contained. Witness my hand and official seal at ~~Hendersonville~~ Nashville, Tennessee, this 28th day of June, 19 96.

My commission expires 7/24/99

Dorothy S. Potts
Notary Public - Dorothy S. Potts

DOROTHY S. POTTS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TEN.

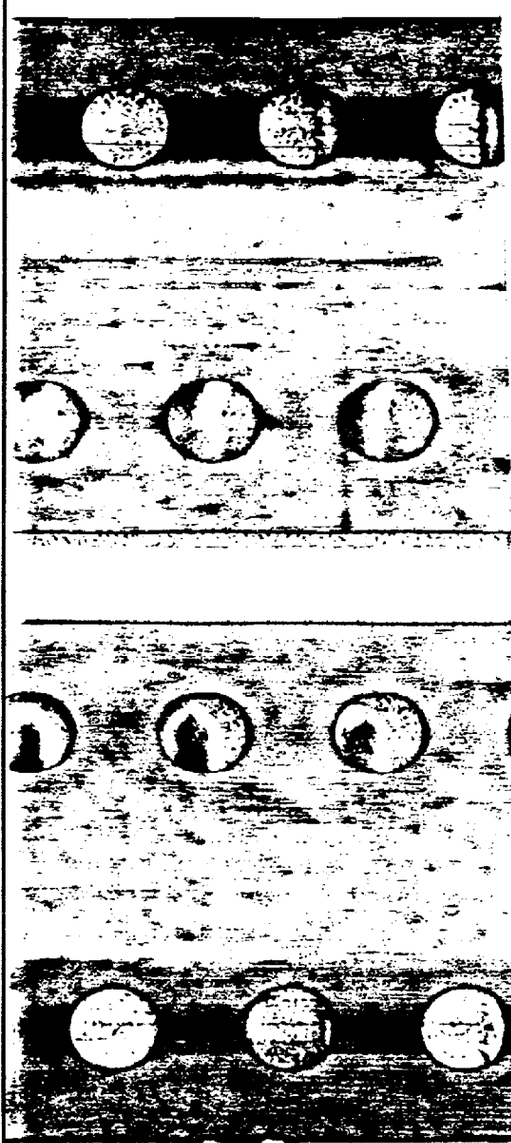
My Commission Expires JULY 24, 1999

0200551
IDENTIFICATION REFERENCE

96 JUL -5 AM 10:42

REGISTER
DAVIDSON COUNTY, TN.

1903 07/05 02:01 03CHECK 219.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10112 PG 100

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 57000.00
CON TX 210.90
PRFEE 1.00
WDEED 8.00
TOTAL 219.90
CHECK 219.90

07/05/96 01 10:53 0001 1903

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0200551
IDENTIFICATION REFERENCE

96 JUL -5 AM 10:43

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1059631