This instrument prepared by ESCROW CORPORATION, 315 West Main Street, Hendersonville, TN 37075

WARRANTY DEED

FILE BOX 3

THIS INSTRUMENT PREPARED BY

ESCROW CORPORATION
315 West Main Street
Hendersonville, TN 37075

BOOK 10133 PG 306

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $71,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 5th DAY OF September, 19 96

Notary Public

MY COMMISSION EXPIRES: 5.23.98

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ADRIAN B. CROSBY	CRESTAR MORTGAGE CORPORATION	43-14
(NAME)	(NAME)	
208 Lanier Drive	5311-77 Center Drive, Suite 66	75
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115	Charlotte, NC 28217	11D 45615
(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, JOE ALLEN PASS, OLIVER CROMWELL PASS, III and DON RICKEY PASS, all the heirs-at-law of MATTIE L. PASS, deceased,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ADRIAN B. CROSBY and wife, ROBIN J. CROSBY

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:

Being Lots No. 15 & 16 on the Revised and Corrected Map of Bernice L. Dickerson Subdivision in the 11th Civil District of said County, described according to a survey made on January 27, 1933, by Erle Drake, County Surveyor, as follows:

Beginning on the westerly margin of Lanier Drive,775 feet southerly from the southerly margin of Old Hickory Boulevard, said point being the corner of Lots No. 14 & 15 in said plan; thence westerly with the lne between Lots No. 14 & 15, 203.7 feet; thence South 16° East 100 feet; thence easterly with the line between Lots No. 16 & 17 of said plan, 200.7 feet to the westerly margin of Lanier Drive; thence northerly with same, 100 feet to the beginning.

Being the same property conveyed to Oliver C. Pass and wife, Mary Warf Pass, by deed of record in Book 917, page 389, Register's Office for Davidson County, Tennessee. Oliver C. Pass predeceased Mary Warf Pass, who died on January 9, 1976. The Last Will and Testament of Mary Warf Pass, aka Mary Ollie Pass, of record in Will Book 117, page 385, Chancery Court for Davidson County, Tennessee, devised the said property to Mattie L. Pass, now deceased. The Last Will and Testament of Mattie L. Pass, of record in Will Book 204, page 10, Chancery Court for Davidson County, Tennessee, gave, devised and bequeathed all her real property to Joe Allen Pass, Oliver Cromwell Pass, III and Don Rickey Pass.

unimproved ( )
This is improved (X) property, known as 208 Lanier Drive, Madison, Tennessee 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal 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; 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 our hand s this 5th day of September, 19 96

Joe Allen Pass
JOE ALLEN PASS

Oliver Cromwell Pass III
OLIVER CROMWELL PASS, III

DON RICKEY PASS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BK 10133 PG 307

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Joe Allen Pass, Oliver Cromwell Pass, III and Don Rickey Pass

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Goodlettsville, Tennessee, this day of September, 19 96.

Commission Expires 5.23.98 Notary Public.

STATE OF _____

_____ County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon his oath / their several oaths acknowledged himself / themselves to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that he / they as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____ and attesting the same by the said _____ as such _____.

WITNESS my hand and official seal at office at _____, Tennessee. on this the _____ day of _____, 19___

My commission expires _____ _____ Notary Public

7362 09/12 0101 03CHECK 273.55

0224200
IDENTIF. ↑ REFERENCE

96 SEP 12 AM 8:04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10133 PG 308

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 71500.00
CON TX 264.55
PRFEE 1.00
WDEED 8.00
TOTAL 273.55
CHECK 273.55

09/12/96 01 08:14 0001 7362

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0224200
IDENTIF. ↑ REFERENCE

96 SEP 12 AM 8:04
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1029821