Box 5913

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON BOOK 10537 PG 656
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 28,630.42

Fannie J. Crowder
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
15th DAY OF July 19 97

Kimberly R. Parker
Notary Public

MY COMMISSION EXPIRES: 2-18-01
(AFFIX SEAL)

KIMBERLY R. PARKER NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TENNESSEE

N0797-393A

THIS INSTRUMENT WAS PREPARED BY
SECURITY ESCROW & TITLE CO., 1005 8th Avenue South, Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Fannie J. Crowder (NAME)	Union Planters Mortgage (NAME)	MAP 91.7
529 Glen Park Drive (ADDRESS)	P.O. Box 1860 (ADDRESS)	PARCEL 136
Nashville, Tennessee 37217 (CITY) (STATE) (ZIP)	Memphis, TN 38101-1860 (CITY) (STATE) (ZIP)	

FOR AND 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, Janet D. Watkins, single

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Fannie J. Crowder, married

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 Lots No. 914 and 916 of Block 142 on the Map of Plat No. 1, West Nashville, as of record in book 57, Pages 74 and 75, Register's Office for said County, to which Plat reference is made for a more complete legal description.

The above legal description being the same as used in the previous deed of record.

Being the same property conveyed to Janet Denise Watkins, single by quitclaim deed from Roosevelt Bowers, single being recorded simultaneously herewith, Register's Office for said County.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights-of-way for public utilities of record.

unimproved ( )
This is improved (X) property, known as 5007 Tennessee Avenue, Nashville, Tennessee 37209
(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 my hand this 15th day of July 19 97

Janet D. Watkins

Janet D. Watkins

BOOK 10537 PG 657

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 Janet D. Watkins, single

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 15th day of July, 19 97.

Commission expires 2-18-01

Notary Public

KIMBERLY R. PARKER
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF

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 _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes 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 _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

0328884

IDENTIFICATION REFERENCE

97 JUL 22 AM 9:41

7347 07/22 0101

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

RECEIVED OF _____

FOR _____

BOOK 10537 PG 658

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

CASH 28.30
CO TX 105.94
PRFEE 1.00
WDEED 8.00
TOTAL 114.94
CHECK 114.94

07/22/97 01 09:40 0001 7347

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0328884
IDENTIF. REFERENCE

97 JUL 22 AM 9:41

DAVIDSON COUNTY

No.1177031