BOOK 10777 PG 206

5-7

Box 62

This instrument prepared by:
SHERRARD & ROE, PLC (LRK)
424 Church Street, Suite 2000
Nashville, Tennessee 37219-3304

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map/Parcel Nos.
Ms. Janet W. Crowson Unit 204, 6666 Brookmont Terrace Nashville, Tennessee 37205	Same	129-14 Group A Parcel 15

FOR AND IN CONSIDERATION of Ten Dollars ($10.00) cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, I, Stella H. Morford, unmarried (hereinafter referred to as the "Grantor"), do hereby, transfer and convey all of my right, title and interest in and to the following described real property to Janet W. Crowson, a married person, (hereinafter referred to as the "Grantee"), being a certain tract or parcel of land in the County of Davidson, State of Tennessee (hereinafter referred to as the "Property"), and more particularly described as follows:

See Exhibit "A" attached.

Being the same property conveyed to Stella H. Morford by Deed of record in Book 5526, page 840, Register's Office for Davidson County, Tennessee.

This is improved property known as Unit 204, Wessex Towers, 6666 Brookmont Terrace, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD said real property with the appurtenances, estate, title, and interest thereto belonging to the said Grantee, and the Grantee's heirs, successors and assigns forever. Grantor covenants that she is lawfully seized and possessed of the real estate in fee simple, has a good right to convey it and that the same is unencumbered, except for the following Permitted Exceptions:

1. Taxes for 1998 and subsequent years.
2. Master Deed of record in Book 5414, page 634, as amended in Book 5599, page 39, Book 6478, page 742 and Book 9935, page 486, said Register's Office.
3. Rights in and to the Common Elements.
4. All matters shown on the Plan of record at Plat Book 5200, pages 142 and 143, Register's Office for Davidson County, Tennessee.

Excepting only the Permitted Exceptions, Grantor further covenants and binds herself, her heirs, successors and representatives, to warrant and forever defend the title to the Property to the Grantee and to the Grantee's heirs, successors, and assigns against the lawful claims of all persons whomsoever.

IN TESTIMONY WHEREOF, GRANTOR has executed this deed, on this the 30th day of January, 1998.

Stella H. Morford
STELLA H. MORFORD

149283.01 3036-0001

BOOK 10777 PG 207

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, a Notary Public of the State and County aforesaid, personally appeared STELLA H. MORFORD, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), the within named bargainor, and that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 30th day of January, 1998.

Linda L. Koo
Notary Public

LINDA L. KOO NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires:

5/23/98

0395904
IDENTIF. & REFERENCE

98 FEB -2 PM 1:05

FELIX T. ... REGISTER
DAVIDSON COUNTY, TN.

149283.01 3036-0001
-2-

BOOK 10777 PG 208

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer of property is $160,000.00 and no other monetary consideration.

Janet Crowson
AFFIANT

Sworn to and subscribed before me this 30th day of January, 1998.

Linda K. Koon
Notary Public

LINDA K. KOON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires:

5/23/98

135011.01 3631-01

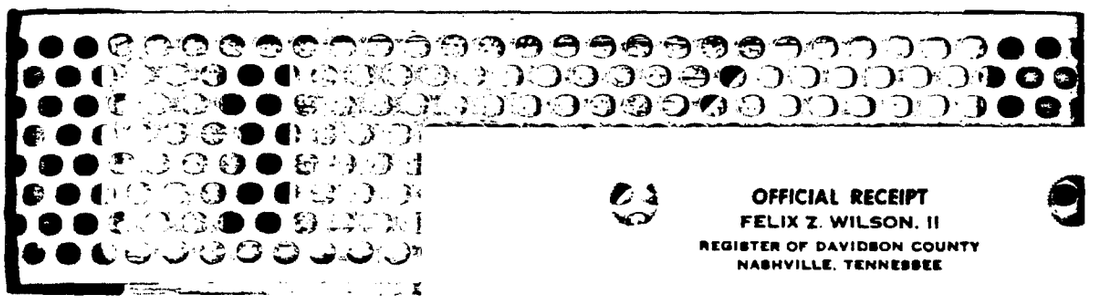
Exhibit "A"

LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Apartment Unit No. 204, Wessex Towers Condominium created under Title 66, Section 2701, et seq. As amended, Tennessee Code Annotated, and as established by the Master Deed, which was executed by Central Tennessee Investment Company, Inc. of record in Book 5414, page 634, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 to said Master Deed. Reference is hereby made to the plat of Wessex Towers Condominium Apartments of record in Book 5200, page 142, said Register's Office, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Stella H. Morford by deed from Nine Mile Joint Venture of record in Book 5526, page 840, Register's Office for Davidson County, Tennessee.

8267 02/02 0101 03CHECK 609.00



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

RECEIVED OF _____

FOR _____

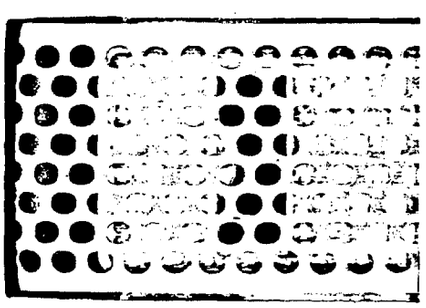
BOOK 10777 PG 210

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 160000.00
CON TX 592.00
PRFEE 1.00
WDEED 16.00
TOTAL 609.00
CHECK 609.00
02/02/98 01 13:05 0001 8287

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0395904
IDENTIF. & REFERENCE

98 FEB -2 PM 1:05
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1248836