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47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 55,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF November 19 98

Notary Public

MY COMMISSION EXPIRES: 3/23/02
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN & GREENE, PLLC, 110 Glancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Phillip E. Carter (NAME)	Southland Mortgage Company, LLC (NAME)	MAP 43-13
204 Cherry Steet (ADDRESS)	232 Heritage Park Drive, Ste 106 (ADDRESS)	PARCEL 263
Madison, TN 37115 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37129 (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, Martin Crum*and Minnagene Crum Keele, Both Unmarried
*and wife, Tanya M. Crum

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Phillip E. Carter

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. 37 on the plan of Block "C" on the map of Crittendon Estate, as of record in Book 974, Page 69, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Martin Crum and wife, Minnagene Crum by deed from Dennis McLaughlin and wife, Lorinda S. McLaughlin, of record in Book 10657, Page 415, Register's Office for Davidson County, Tennessee. The said Martin Crum and wife, Minnagene Crum having since divorced in the 2nd Circuit Court for Davidson County, Tennessee, Docket No. 98D-1576, Styled Marty Crum vs. Minnagene Crum, Final Decree of Divorce dated July 24, 1998.

Martin Crum being one and the same person as Marty Crum.

Minnagene Crum being one and the same person as Minnagene Crum Keele and Minnagene Beard Keele.

Tanya M. Crum joins in this conveyance to relinquish any and all right, especially marital rights, which she may have in said property by virtue of her marriage to Martin Crum.

unimproved ( )
This is improved (X) property, known as 204 Cherry Steet, Madison, TN 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 30th day of November 19 98

Martin Crum

Tanya M. Crum

Martin Crum
Minnagene Crum Keele
By: Minnagene Crum Keele
Rodney Killion, Attorney-in-fact

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 Martin Crum the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Goodlettsville, Tennessee, this 30th day of November, 1998.

My Commission Expires: 3/23/00

Notary Public

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, a corporation, and that _____ as such _____ and _____ being authorized to do so, 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 _____, Tennessee on this the _____ day of _____, 199__.

My Commission Expires: _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 30th day of November, 1998, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Rodney Killion to me known to be the person who executed the foregoing instrument in behalf of Minnagene Crum Keele, and acknowledged that he executed the same as the free act and deed of the said Minnagene Crum Keele.

Witness my hand and official seal at Goodlettsville, Tennessee, this the 30th day of November, 1998.

My Commission Expires: 3/23/02

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

0519830

IDENTIF. ↑ REFERENCE

98 DEC -3 AM 8:01

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

4730 12/03 0101 03CHECK 214.50

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

RECEIVED OF _____

FOR _____

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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
			CHMT	55000.00
			CON TX	203.50
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	214.50
			CHECK	214.50
12/03/98	01		08:01 0001	4730

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0519830
IDENTIF. ↑ REFERENCE

98 DEC -3 AM 8:02

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1379748