Dav. CO. File Box 14-A
jtc file no. 13875-1

PREPARED BY (AXXXXXXXXXXXXX):

WILKINS & IVEY
Attorneys At Law
Woodmont Centre, Suite 100
104 Woodmont Boulevard
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *wilkinsandivey@bellsouth.net*

W & I Ref: (st) Title No: 42077
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 12/20/00 08:37 2pgs
Fees:11.00 Taxes:547.60
20001220-0124550

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Robert Nial Crabtree 2619 Westwood Avenue Nashville, TN 37212	1st Trust Bank for Savings P. O. Box 17257 Memphis, TN 38187-0257

TAX MAP-PARCEL NUMBERS: 104-15-355

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 148,000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Janet B. Gilmore, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Robert Nial Crabtree,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 2A on the plan of Zone Lot Division of Lots 1 and 2 of re subdivision of part of Lot 21 of Bel-Air Subdivision of record in Book 6200, page 87 and amended in Book 6250, page 519, Register's Office for said County.

Said Lot No. 2-A fronts 26.74 feet on the southerly margin of Westwood Avenue and extends back 192.00 feet on the westerly line and 192.00 feet on the westerly line to a dead line in the rear, measuring 26.72 feet thereon.

Being the same property conveyed to Janet B. Gilmore by deed from Judith H. Wright and Carrie Anna Criado, both unmarried of record in Book 10943, Page 554, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to; Taxes for the year 2001 and subsequent years; Restrictions of record in Book 5748, Page 283, Book 3096, Page 483, Book 2959, Page 83, and Restrictions and Notes on the Plan of record in Book 6250, Page 519, said Register's Office; The Plan of record in Plat Book 6200, Page 87, as amended in Book 6250, Page 519, said Register's Office, shows an owner's certificate, minimum setback lines to which plan reference is hereby made for a more complete description thereof.

This is improved property, known as: 2619 Westwood Avenue, Nashville, TN 37212

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 15th day of December, 2000.

Janet B. Gilmore

Janet B. Gilmore

State of Tennessee
County of Davidson

On this 15th day of December, 2000, before me the undersigned authority, personally appeared **Janet B. Gilmore**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires MAY 30, 2004

Notary Public

State of Tennessee
County of Davidson

A F F I D A V I T

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 148,000.00

Katherine Goodson
Affiant

Sworn and subscribed before me on the 15th day of December, 2000.

Deborah H. Bernie
Notary Public

My Commission Expires: 05/26/02

H. BERNIE NOTARY PUBLIC