* The Property owned by James A. Crossman is Investment property. *

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Catherine H. Sadler,	NEW OWNER	
an unmarried person		MAP: 116-13-C
105 Leake Ave, # 77		
Nashville, TN 37205		PARCEL: 77.00co
		26B

This instrument prepared by: Joseph V. Ferrelli, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205 10772

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, James A. Crossman, a married person(The "Grantor") has bargained and sold, and by these presents does transfer and convey unto, **Catherine H. Sadler, an unmarried person**(The "Grantee"), her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 77, together with parking space No 55 on the plan of Belle Meade Tower of record in Book 4175, pages 159, said Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description, together with the appurtenant interest in the common elements of Belle Meade Tower, a horizontal property regime established by Master Deed and By-Laws of record in Book 4469, page 530, corrected in Book 4494, page 489, amended in Book 4631, pages 407 and 410, Book 4851, page 950 and Book 5046, page 828, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to James A. Crossman by Warranty Deed from Fred Harvey, Jr., as to a ½ undivided interest, of record in Book 11303, page 579, and conveyed to James A. Crossman by Trustee's Deed from Wachovia Bank, N.A., Trustee Under the Marital Trust Established Under The Last Will and Testament of Greenfield Pitts, as to a ½ undivided interest, of record in Book 11303, page 575, Register's Office for Davidson County, Tennessee.

This conveyance is subject to:

1. Taxes for the year 2001 and subsequent years.
2. Plan of Record in Book 4175 , page 159, Register's Office for Davidson County, Tennessee.
3. Restrictive Covenants of Record in Book 4469, page 530, Corrected in Book 4494, page 489, amended in Book 4631, page 407 and 419, Book 4851, page 950 , and in Book 5046, page 829.
4. Easements of record in Book 3839, page 983, Book 4790, page 319, and in Book 4925, page 594, Book 1207, page 547, Book 3183, page 201, Book 4355, page 696, Book 6701, page 203, 9351, page 933, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 09/05/01 08:53 3pgs
Fees:18.00 Taxes:481.00
20010905-0095702

This is improved property known as 105 Leake Ave, # 77 Nashville, TN 37205.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $130,000.00.

Catherine K. Goodson
Affiant

Subscribed and sworn to before me this 20th day of August, 2001.

Joseph V. Ferrelli
Notary Public

My Commission Expires: 7/24/04

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

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 20th day of August, 2001.

James A Crossman
James A. Crossman

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 James A. Crossman, a married person, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who upon oath, executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 20th day of August, 2001.



Joseph V. Farrelli
Notary Public

My Commission Expires: 7/24/04