FILE BOX 45

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 164,900.00

Warren Lee Hall
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
21st DAY OF January 20 03

Notary Public

MY COMMISSION EXPIRES: March 29, 2003
(AFFIX SEAL)

ZANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Davidson County DEEDWARR
Recvd: 01/24/03 09:33 2pgs
Fees:13.00 Taxes:610.13
20030124-0010050

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Warren Lee Hall (NAME)	SouthTrust Mortgage Corporation (NAME)	MAP 84-15
110 Blue Hills Court (ADDRESS)	210 Wildwood Parkway; Suite 100 (ADDRESS)	PARCEL 98
Nashville, TN 37214 (CITY) (STATE) (ZIP)	Birmingham, AL 35209 (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, Will R. Crowthers, Jr. and wife, Jean Crowthers

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Warren Lee Hall and wife, Lisa D. Hall

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:

BEING Lot No. 54, on the Plan of Section I, Castlewood Estates, as of record in Book 2331, Page 72, Register's Office for Davidson County, Tennessee.

Said Lot No. 54 fronts 100 feet on the westerly side of Blue Hills Court and runs back between lines, 262 feet on the south line and 255.5 feet on the north line, to a line in the rear on which it measures 100.2 feet.

INCLUDED in the above description, but EXCLUDED therefrom is that part of said property conveyed to Metropolitan Government of Nashville and Davidson County, of record in Book 4214, Page 687, Register's Office for Davidson County, Tennessee, described as follows:

A strip or parcel of land in the 14th Councilmanic District of the Metropolitan Government of Nashville and Davidson County, Tennessee, and being part of Lot No. 54 on the Plan of Sec. I, Castlewood Estates, of record in Book 2331, Page 72, Register's Office for said County and described according to a survey made by the Engineering Division of the Public Works Department of said Government known as State of Tennessee Project No. 19076-2306-04, Briley Parkway.

Beginning at the southwest corner of said Lot No. 54; thence North 5 deg. 26' 24" West 100.2 feet along the rear line of said Lot to a point, thence Easterly

CONTINUED

unimproved ( )
This is improved (X) property, known as 110 Blue Hills Court, Nashville, TN 37214
(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 21st day of January 20 03

Will R. Crowthers, Jr.

Jean Crowthers

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 Will R. Crowthers, Jr. and Jean Crowthers

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 21st day of January 20 03

Commission expires March 29, 2003

Notary Public

NANA C. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 (or proved to me on the basis of satisfactory evidence) 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 _____ 20_____.

My commission expires _____

_____
Notary Public

LEGAL DESCRIPTION CONTINUATION

17.6 feet along the Lot line between Lot No. 53 and 54 on said Plan to the East margin of Briley Parkway; thence South 5 deg. 56' 39" East 100.2 feet along the East margin of Briley Parkway to a point on the Lot line between Lots Nos. 54 and 55; thence Westerly 16.4 feet along the Lot line between Lots Nos. 54 and 55 on said Plan to the point of beginning, and containing 1,700 square feet, more or less.

BEING the same property conveyed to Will R. Crowthers, Jr. and wife, Nina A. Crowthers, by deed from Bernard Forester and wife, Lela A. Forester, of record in Book 4440, Page 685, Register's Office for said County. The said Nina A. Crowthers now being deceased.

This conveyance is made subject to: (1) 2003 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 2331, Page 72, said Register's Office; and (3) Sanitary Sewer and/or Storm Drainage Easement of record in Book 4883, Page 953, said Register's Office.

The said Jean Crowthers joins in this conveyance to convey any and all marital interest she may have in said property.