STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00. The state tax was paid on a Deed being recorded simultaneously herewith 20041214-0148369

Subscribed and sworn to before me, this 15th day of ~~November~~ December, 2004.

Affiant

My Commission Expires: 9-24-05

JAMES L. TAYLOR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TN

Notary Public

Davidson County DEEDWARR
Recvd: 12/14/04 10:51 3pgs
Fees:17.00 Taxes:0.00

20041214-0148370

WARRANTY DEED

MY COMMISSION EXPIRES SEPTEMBER 24, 2005

THIS INSTRUMENT WAS PREPARED BY
TAYLOR TITLE & ESCROW, INC.
51 CENTURY BLVD. SUITE 130
NASHVILLE, TENNESSEE 37214

NAME & ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:
WALTER R. CRAWFORD, JR. 718 DOUGLAS AVENUE NASHVILLE, TN 37207 MAP & PARCEL NO. 071-16-0/276.00	718 DOUGLAS AVENUE NASHVILLE, TN 37207

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

DAVID E. WILLIAMS and wife, SHIRLEY WILLIAMS, ALICE CAMPBELL, unmarried, MATTIE DENNIS, unmarried, SADIE HOOTEN, unmarried, JOSIE WADE, unmarried, WILLIS W. WILLIAMS and wife, SANDRA WILLIAMS, DAMON WILLIAMS, unmarried, JAMES WILLIAMS and wife, BEVERLY WILLIAMS, JOHN K. WILLIAMS and wife, BEVIE WILLIAMS,

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

WALTER R. CRAWFORD, JR., ~~unmarried~~, and wife, TIFFANY CRAWFORD,

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO WIT:

Land in Davidson County, Tennessee, being the easterly part of Lots Nos. 340, 341, 342, 343 on the Plan of Oakwood Park, as of record in Book 421, page 12, Register's Office for said County.

Said part of Lots Nos. 340, 341, 342, 343 front 62.3 feet on the southerly side of Mile End Avenue and run back between parallel lines with the margin of a 15-foot alley, 117.5 feet to a line at the rear on which they measure 65 feet.

Being the same property conveyed to Willis W. Williams and wife, Josie Joyce Williams by Warranty Deed from Murray A. Tatum and wife, Bradie C. Tatum, dated November 7, 1962, and filed

of record on November 13, 1962, in Book 3461, page 631, Register's Office for Davidson County, Tennessee. The said Willis W. Williams and wife, Josie Joyce Williams now being deceased, leaving their children as heirs at law.

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING: (A) TAXES FOR THE YEAR 2004, WHICH HAVE BEEN PRORATED AND ASSUMED BY THE GRANTEE(S); (B) ALL MATTERS APPEARING ON THE PLAN OF RECORD IN PLAT BOOK 421, PAGE 12; AND(C) ANY AND ALL ZONING REGULATIONS, BUILDING RESTRICTIONS AND SETBACK LINES, IF ANY, EASEMENTS AND RIGHTS-OF-WAY FOR PUBLIC UTILITIES OF RECORD, SAID REGISTER'S OFFICE.

THIS IS IMPROVED PROPERTY KNOWN AS: 718 DOUGLAS AVENUE, NASHVILLE, TENNESSEE 37207

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, 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 1ST DAY OF ~~NOVEMBER,~~ DECEMBER 2004.

DAVID WILLIAMS

SHIRLEY WILLIAMS

ALICE CAMPBELL

MATTIE DENNIS

SADIE HOOTEN

JOSIE WADE

WILLIS W. WILLIAMS

SANDRA WILLIAMS

JAMES WILLIAMS

BEVERLY WILLIAMS

JOHN K. WILLIAMS

BEVIE WILLIAMS

DAMON WILLIAMS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 1st day of ~~November~~ DECEMBER, 2004, before me personally appeared DAVID E. WILLIAMS and wife, SHIRLEY WILLIAMS, ALICE CAMPBELL, unmarried, MATTIE DENNIS, unmarried, SADIE HOOTEN, unmarried, JOSIE WADE, unmarried, WILLIS W. WILLIAMS and wife, SANDRA WILLIAMS, DAMON WILLIAMS, unmarried, JAMES WILLIAMS and wife, BEVERLY WILLIAMS, JOHN K. WILLIAMS and wife, BEVIE WILLIAMS, to me known to be the person described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.

My Commission Expires:

Notary Public

JAMES L. TAYLOR
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY TN

MY COMMISSION EXPIRES SEPTEMBER 24, 2005

WARRANTY DEED

RETURN TO: 1704

Taylor Title & Escrow, Inc.
51 Century Blvd., Suite 130
Nashville, TN 37214