This instrument prepared by:
Joseph B. Pitt, Jr., Attorney
First American Center
Nashville, Tennessee 37238

BOOK 5524 PAGE 523

WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
William Robert Mathison and wife, Vicky Lynn Crafton	Guaranty Mortgage Company	94-8-25
(NAME)	(NAME)	
1805 Dahlia Drive	P. O. Box 2708	
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37210	Nashville, Tennessee 37219	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Ten and no/100----------
----------($10.00)---------- *Dollars,*

cash in hand paid by William Robert Mathison and wife, Vicky Lynn Crafton Mathison and other good and valuable considerations accepted as cash, the receipt of all of which is hereby acknowledged,

We, Aubrey L. Crafton and wife, Ludie Ann Crafton

have this day bargained and sold, and do hereby transfer and convey unto the said William Robert Mathison and wife, Vicky Lynn Crafton Mathison

the Grantees herein, their (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 19 on the Plan of Dahlia Gardens, Section 2, as of record in Book 2900, page 82, said Register's Office. Said Lot No. 19 fronts 93.7 feet on the southerly side of Dahlia Drive and extends back 212.4 feet on the easterly line and 212.2 feet on the westerly line to a dead line measuring 101 feet thereon.

Being the same property conveyed to Aubrey L. Crafton by deed from Robert E. Miers and wife, Judy B. Miers, of record in Book 4702, page 440, said Register's Office.

This conveyance is subject to a 10-foot easement for public utility purposes, 20-foot drainage easement, 40-foot building setback line from Dahlia Drive, and conditions of Owner's Certificate of record in Book 2900, page 82, Register's Office for said County; and restrictive covenants of record in Book 3066, page 77, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 82,000.00

Subscribed and sworn to before me, this the 31 day of OCT 19 79

Affiant

My commission expires: 4-18-82 (Affix Seal)

Notary Public

unimproved ( )
This is improved (X) property, known as 1805 Dahlia Drive, Nashville, Tennessee 37210
(House Number) (Street) P.O. Address: (City or Town)

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered., except for 1979 taxes which are prorated and assumed by the purchasers.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 hands this 31st *day of* October 19 79 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Aubrey L. Crafton

Aubrey L. Crafton

Ludie Ann Crafton

Ludie Ann Crafton

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, NANCY L. KOTA, *a Notary Public in and for said County and State,* Aubrey L. Crafton and wife, Ludie Ann Crafton

the within named bargainor S., with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, *Tennessee this* 31 *day of* Oct, *19* 79

NANCY L. KOTA NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Nancy L Kota *Notary Public*

Commission expires 4-18-82

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., *a Notary Public of the State and County aforesaid, personally appeared* ....., *with whom I am personally acquainted, and who, upon oath, acknowledged* .....*self to be* ..... *of the* ....., *the within named bargainor, a corporation, and that* .....*he as such* ....., *being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* .....*self as* .....

Witness my hand and seal, at office in ..... *this* .....*day of* ....., *19*.....

..... *Notary Public*

Commission expires .....

3210 11/02 98.70- CHECK

PLEASE RETURN TO
CHICAGO TITLE INS. CO.
FIRST AMERICAN CENTER
NASHVILLE, TENN. 37238

WARRANTY DEED 233770

FROM
Aubrey L. Crafton and wife,
Ludie Ann Crafton

TO
William Robert Mathison and
wife, Vicky Lynn Crafton Mathison

1491 F. 61369

IDENTIF. REFERENCE

Nov 2 3 43 PM '79

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

Compliments of
Chicago Title Insurance Company
First Floor — First American Center
Phone 255-4631
NASHVILLE, TENNESSEE 37238

Chicago Title Insurance Company
2000 Richard Jones Road
Nashville, Tenn. 37215
Phone 298-2627

This instrument prepared by:

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

BOOK 5524 PAGE 525

RECEIVED OF _____

FOR _____

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
			32000.00- CO	
			63.20 CO TX	
			.50 PRFEE	
			6.00 MOBEO	
			CHECK	89.70-
3210A11/02/79			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

F61369

IDENTIF. REFERENCE

Nov 2 3 43 PM '79

FELIX Z. WILSON, II
DAVIDSON COUNTY

No. 723174