THIS INSTRUMENT PREPARED BY:
HEISKELL, DONELSON, BEARMAN,
ADAMS, WILLIAMS & KIRSCH
Attorneys at Law
20th Floor, First American Center
Nashville, Tennessee 37238-0059

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FROM: Rochford Realty and Construction Co., Inc. ("GRANTOR")

TO: Margaret C. Craig and Wade M. Craig, Jr. and wife, Polly Nelson Craig ("GRANTEES")

ADDRESS NEW OWNER:

Margaret C. Craig, et al
27 Lexington Green
Nashville, TN 37215

SEND TAX BILLS TO: SAME

MAP AND PARCEL NO: 131-01-J-009

IDENTIFICATION REFERENCE

FEB 9 4 00 PM 1988

DAVIDSON COUNTY, TN

0385.1

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash in hand paid by GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Rochford Realty and Construction Co., Inc., a Tennessee corporation, has bargained and sold, and by these presents does transfer and convey unto Margaret C. Craig, her heirs and assigns, an undivided sixty percent (60%) interest as a tenant in common and unto Wade M. Craig, Jr. and wife, Polly Nelson Craig, their heirs and assigns, an undivided forty percent (40%) interest as tenants in common with Margaret C. Craig, in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson Coutny, Tennessee, being Lot No. 9 on the Plan of Lexington Green, of record in Book 6900, Page 198, said Register's Office, to which Plan reference is hereby made for a more accurate description of said lot.

Being part of the same property conveyed to Rochford Realty and Construction Company, Inc., by deed from Marbut G. Gaston of record in Book 6951, page 396, Register's Office for Davidson County, Tennessee.

Rochford Realty and Construction Co., Inc. is the same as Rochford Realty and Construction Company, Inc.

This conveyance is made subject to the following:

1. Restrictive covenants contained in instrument of record in Book 2392, page 139 and Book 7118, page 21, said Register's Office.

2. The Plan of record in Book 6900, Page 198, said Register's Office, Owner's Certificate, certain setback lines, easements and notes to which Plan reference is made.

3. Easement for sanitary sewers and/or storm drainage of record in Book 4159, page 121, said Register's Office.

This is unimproved property known as 27 Lexington Green, Nashville, Tennessee.

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, as their interest may appear, their heirs and assigns, forever.

And GRANTOR does covenant with the said GRANTEES that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, except for 1988 real property taxes.

And GRANTOR does further covenant and bind itself, its successors and assigns, 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.

WITNESS my hand this 9 day of FEBUARY, 1988, the corporate party by its duly authorized representative.

ROCHFORD REALTY AND CONSTRUCTION CO., INC.

By: Mark McDonald

Title: V.P.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ruth Anne Carruthers, a Notary Public in and for said County and State, the said Mark McDonald, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be Vice President of Rochford Realty and Construction Co., Inc, the within named bargainor, a corporation, and that he as such Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Vice President.

WITNESS my hand and seal, at office in Nashville, Tennessee, on this the 9th day of February, 1988.

Ruth Anne Carruthers
NOTARY PUBLIC

My Commission Expires: 3-11-91

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

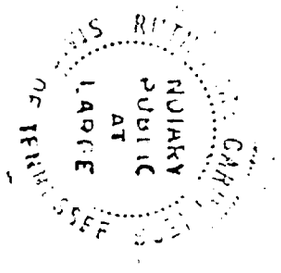
The actual consideration or value, whichever is greater, for this transfer is $ 85,000.00.

AFFIANT

Subscribed and sworn to before me, this 9th day of February, 1988.

Ruth Anne Carruthers
NOTARY PUBLIC

My Commission Expires: 3-11-91



126252-4

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7466 PAGE 537

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

CASH	85000.00
CON TX	238.00
PRFEE	0.50
WDEED	9.00
TOTAL	247.50
CHECK	247.50

02/09/88 01 16:03 0001 5570

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IDENTIFI REFERENCE

FEB 9 4 00 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 60390