File No: 8501-3

Address New Owner:	Send Tax Bills To:	Map/Parcel
Jon F. Bennett etal 106 ALHAMBRA CR. NASHVILLE, TN 37207	Same	Map 71-7 Parcel 129

WARRANTY DEED

BOOK 8838 PAGE 595

FOR AND IN CONSIDERATION 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, JERRY DRAKE and ADRINA P. DRAKE, hereinafter called the Grantors, have bargained and sold and by these presents do transfer and convey unto JON F. BENNETT a one-half (1/2) undivided interest, and KAREN L. WILLIS, a one-half (1/2) undivided interest, with each having the right of Survivorship in the other's one-half (1/2) undivided interest, hereinafter called the Grantees, his/her (the survivor's) heirs and assigns, a certain tract or parcel of land in the County of Davidson, State of Tennessee, described as follows, to-wit:

A tract of land in the 12th, formerly the 17th Civil District of Davidson County, Tennessee, described according to a survey made by Yokley and Waggoner Engineer's, February 14, 1951, as follows:

Beginning at a point on the northerly margin of Trinity Lane, as widened, at the southeast corner of the property conveyed to Doyle T. Sherrill, by deed from W. G. Jacobs and wife, of record in Book 1942, Page 309, Register's Office for said County; thence with the northerly margin of said Trinity Lane, eastwardly 19.66 feet to the western boundary line of J. B. Haynes Oriental Subdivision, as of record in Book 161, Pages 26 and 27, said Register's Office; thence with the western boundary lines of said Subdivision, northwardly 312.96 feet to a point; thence westwardly 174 feet; thence southwardly 94 feet, more or less, to the northwest corner of the property conveyed to Virginia L. Myers, by deed from W. G. Jacob and wife, of record in Book 1883, Page 503, said Register's Office; thence with the northern boundary line of said Myers and Sherrill property eastwardly 110 feet to Sherrill's northeast corner; thence with the eastern boundary line of said Sherrill property southwardly 202.6 feet to the beginning.

BEING THE SAME property conveyed to Jerry D. Wiley and wife, Harriet D. Wiley, 1/2 Int. Undivided & Jerry Drake and wife, Adrina P. Drake, 1/2 Int. Undivided, by deed from Truman Carter and wife, Mabel Carter, of record in Book 5015, Page 105, said Register's Office. Being the same property conveyed to Jerry Drake and wife, Adrina P. Drake, by quitclaim deed from Jerry D. Wiley and wife, Harriet D. Wiley, of record in Book 6789, Page 354, said Register's Office. The Grantors are in the final stage of divorce proceedings, and their case is referenced as Docket No. 92D-346, Circuit Court Clerk's Office for Davidson County, Tennessee (Fourth Circuit). Jerry Drake and Jerry A. Drake are one and the same person; Adrina Drake, Adrina P. Drake and Velva "Adrina" Drake are one and the same person. Neither of the Grantors have remarried. This property is not the principal place of residence of either of the Grantors.

THIS PROPERTY is conveyed subject to Easement(s) to Metropolitan Government of Nashville and Davidson County, as set forth in an instrument of record in Book 4125, Page 537, said Register's Office; any easements; and to all applicable local government planning, building and zoning regulations.

THIS IS improved property known as 113 Trinity Lane, Nashville, Tennessee. This property and improvements are

transferred in "AS IS" condition. Grantors, agents and auctioneers assume no responsibility or liability of percolation and/or soil tests, and no guarantee as to building permits.

TO HAVE AND TO HOLD the said real estate, with the appurtenances, estate, title and interest thereto belonging to the said JON F. BENNETT a one-half (1/2) undivided interest, and KAREN L. WILLIS, a one-half (1/2) undivided interest, with each having the right of Survivorship in the other's one-half (1/2) undivided interest, his/her (the survivor's) heirs and assigns, forever.

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AND GRANTORS COVENANT that they are lawfully seized and possessed of said real estate, in fee simple, that they have a good and valid right to convey it and that the same is unencumbered unless otherwise herein set out.

AND GRANTORS DO further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the said real estate against the lawful claims of all persons whomsoever.

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 on this 29th day of December, 1992.

Jerry Drake
JERRY DRAKE

Adrina P. Drake
ADRINA P. DRAKE

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

5056 01/12 0101 03CHECK 171.80

The actual consideration or value, whichever is greater, for this transfer is $44,000.00.

Jon F. Bennett
AFFIANT

Sworn to and subscribed before me this 30th day of December, 1992.

NOTARY PUBLIC

My commission expires: 5/22/93.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jerry Drake and Adrina P. Drake, the bargainors, 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 Brentwood, Tennessee, this 29th day of December, 1992.

NOTARY PUBLIC

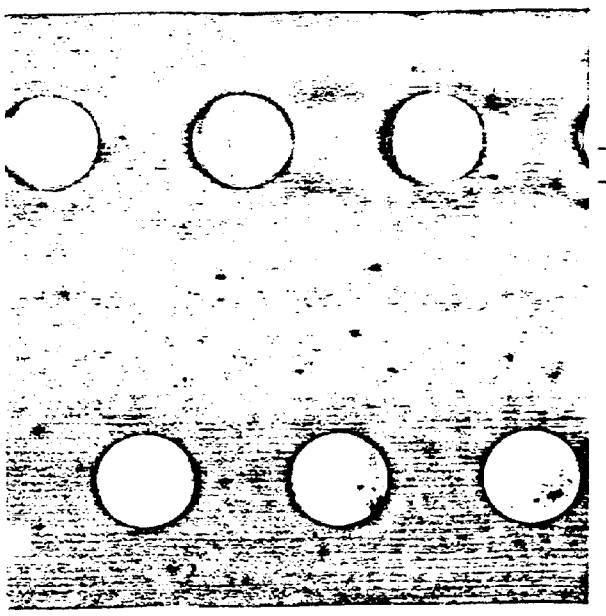
My commission expires: 5/22/93.

This instrument was prepared by:
David Coleman, Attorney
9000 E. Church St. B-102
Brentwood, TN 37027

MAIL ENV.

JAN 12 11 00 AM '93
DAVIDSON COUNTY, TN
IDENTIFICATION REFERENCE
8 8 3





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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

CAMT	44000.00
CON TX	162.80
PRFEE	1.00
WDEED	8.00
TOTAL	171.80
CHECK	171.80

01/12/93 01 10:59 0001 5056

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8188.3

IDENTIFICATION REFERENCE

JAN 12 11 00 AM '93

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TN

No. 609830