**WARRANTY DEED**

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$21,500.00**

Eric W Crafton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF MAY, 1995.

RICHARD R. HEDGEPATH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

MY COMMISSION EXPIRES: My Commission Expires NOV. 22, 1997

BOOK 9673 PG 767

THIS INSTRUMENT PREPARED BY: Richard R. Hedgepath, Attorney
4800 Charlotte Ave.
Nashville, TN 37209

| NEW OWNER(S) | SEND TAX BILLS TO: | MAP & PARC. |
|---|---|---|
| Eric W. Crafton | Same | 91-07 |
| 7661 Charlotte Pike | | 292 |
| Nashville, TN 37209 | | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **WAYNE CRAFTON**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ERIC W. CRAFTON**, HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING Lots Nos. 1121 and 1123 in Block 168, Plan No. 1, West Nashville, as of record in Plan Book 57, Pages 74 and 75 of the Register's Office for Davidson County, Tennessee.

SAID lots adjoin and front together sixty feet on the northerly side of Michigan Avenue and run back between parallel lines, along the easterly margin of 53rd Avenue North, formerly 12th Street, 150 feet to an alley.

Being the same property conveyed to Wayne Crafton by deed from Betty Ann Chandler Martin, Mitchell Love, Billy Edward Love, Bobby Love, J. H. Love and Ruby Mai Mackie of record in Book 9594, Page 863, Register's Office for Davidson County, Tennessee.

Grantor did not reside at the property, and homestead did not attach.

The above description is the same as in the previous deed of record.

**5212 Michigan Ave., Nashville, TN 37209**
(House Number) (Street) (City) (State) (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 GRANTEE, his heirs and assigns, forever; and I do covenant with the said GRANTEE that I am 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 I do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his 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 11 day of May, 1995.

Wayne Crafton
**WAYNE CRAFTON - SELLER**

BOOK 9673 PG 763

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 **Wayne Crafton**, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of May, 1995.

NOTARY PUBLIC

RICHARD R. HEDGEPATH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 1997

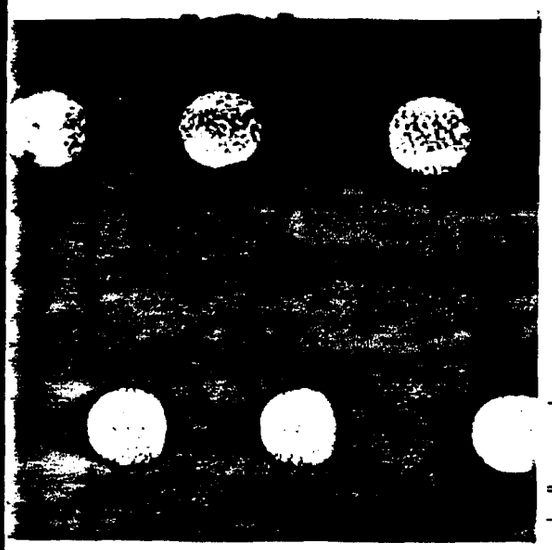
My commission expires: _____

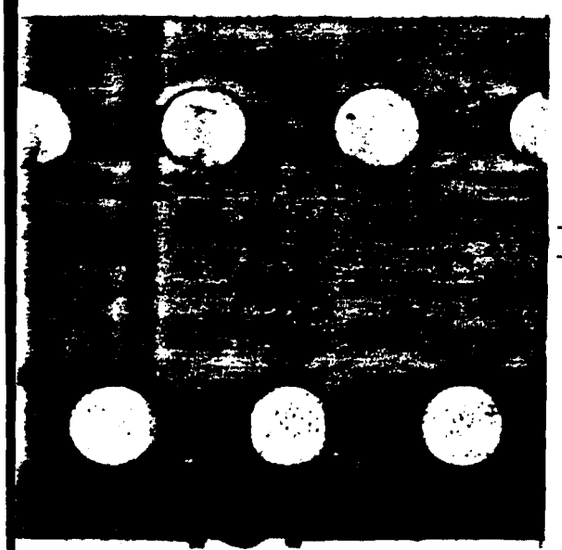
61387
IDENTIFICATION REFERENCE

95 MAY 17 AM 9:44
FELIX Z. ROBINSON II REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

1696 05/17 0101 03CHECK 88.55





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

RECEIVED OF _____

FOR _____

BOOK 9673 PG 769

| | | |
|---|---|---|
| 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 | 21500.00 |
| | | | CON TX | 79.55 |
| | | | PRFEE | 1.00 |
| | | | WDEED | 8.00 |
| | | | TOTAL | 88.55 |
| | | | CHECK | 88.55 |
| 05/17/95 | 01 | | 09:45 0001 | 1696 |

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

61387
IDENTIF. # REFERENCE

95 MAY 17 AM 9:44

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

**No.** 911059