PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

BOOK 9697 PG 689

W & I Ref: (kd) Title No: 36479
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Randall C. Chase Linda N. Chase 5916 Robert E. Lee Drive Nashville, Tennessee 37215	SAME

TAX MAP-PARCEL NUMBERS: 145-09-71

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Tony P. Best and spouse, Martha Jill Best,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Randall C. Chase and spouse, Linda N. Chase,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 148 on the plan of Tyne Valley Estates, of record in Book 3700, pages 65 and 66, Register's Office for said County.

SAID Lot No. 148 fronts 155.0 feet on the northerly margin of Robert E. Lee Drive and extends back 309.0 feet on the easterly line and 395.1 feet on the westerly line to a broken line in the rear, measuring 279.44 feet thereon.

BEING the same property conveyed to Tony P. Best and wife, Martha Jill Best by deed from Ronald J. Sofka and wife, Carole A. Sofka of record in Book 8385, page 975, Register's Office for Davidson County, Tennessee.

Description Reference: Described according to (or by reference to) the recorded subdivision Plan.

This conveyance is subject to a 20 foot easement for sanitary sewers and/or storm drainage across/along the easterly line of said lot as granted to Metropolitan Government by instrument of record in Book 7765, page 566, said Register's Office and to any and all matters shown on the herein referenced Plan of record in said Register's Office.

This is improved property, known as: 5916 Robert E. Lee Drive, Nashville, Tennessee 37215

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and

possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

BOOK 9697 PG 690

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 7th day of June, 1995.

Tony P. Best

Martha Jill Best

State of Tennessee
County of Davidson

On this 7th day of June, 1995, before me the undersigned authority, personally appeared **Tony P. Best** and **Martha Jill Best**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN My Commission Expires 9/16/96

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 250250.00

Affiant

Sworn and subscribed before me on the 7th day of June, 1995.

Notary Public

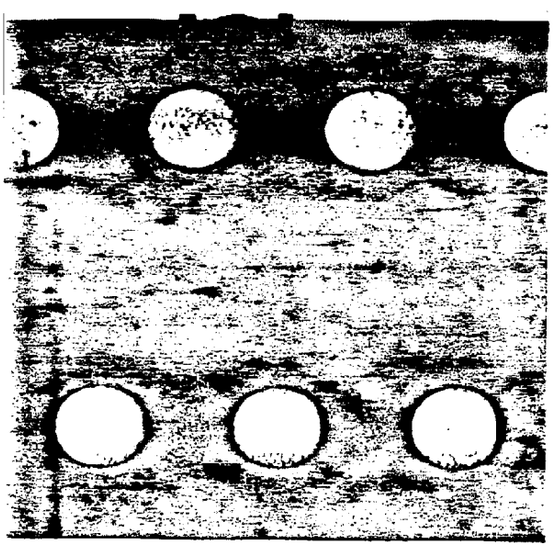
My Commission Expires:

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN My Commission Expires 9/16/96

0050 06/12 0101 03CHECK 934.93

95 JUN 12 PM 1:23
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

IDENTIF. + REFERENCE 0069030



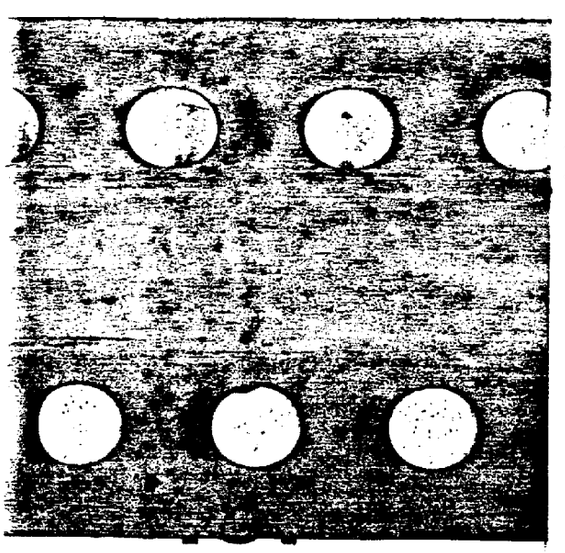
OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 9697 PG 691

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 250250.00
CON TX 925.93
PRFEE 1.00
WDEED 8.00
TOTAL 934.93
CHECK 934.93

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

06/12/95 01 13:27 0001 0050

0069030
IDENTIF. ↑ REFERENCE

95 JUN 12 PM 1:23
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 919307