26B

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
F & J Enterprises, Inc. 191 Edmond Court Franklin TN 37064	NEW OWNER	Map 160-160 Parcel 100.00

This instrument prepared by: Robert J. Notestine III, Attorney
104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205

WARRANTY DEED 10015 PG 800

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, We, Bill E. Hunter and wife, Eva Jean Hunter (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto F & J Enterprises, Inc. (the "Grantee"), Grantee's successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 282 on the Plan of Joywood Heights, Section 2, as of record in Book 1130, Pages 92 and 93, said Register's Office.

Said Lot No. 282 fronts 75 feet on the northerly side of Dellway Drive and extends back 285.3 feet on the westerly line and 290.1 feet on the easterly line to a dead line measuring 75.1 feet thereon.

Being the same property conveyed to Bill E. Hunter and wife, Eva Jean Hunter by Quitclaim Deed from Tennessee Residential Investment Ltd. of record in Book 6660, Page 890, said Register's Office for Davidson County, Tennessee.

This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1996 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 151 Dellway Drive, Nashville, Tennessee 37207.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $36,000.00.

Frances Vivant
Affiant

Subscribed and sworn to before me this 12th day of April, 1996.

Notary Public

My Commission Expires June 24 1998

10015-801

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, Grantee's successors and assigns, forever.

And Grantors do covenant with the said Grantee that Grantors are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantors do further covenant and bind themselves, their heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, its successors and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 12th day of April, 1996.

Bill E Hunter
BILL E. HUNTER

EVA JEAN HUNTER

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 **Bill E. Hunter and wife, Eva Jean Hunter,** 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 Nashville, Tennessee, this 12th day of April, 1996.

NOTARY PUBLIC

My Commission Expires: January 24, 1999

017519

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10015 PG 802

CO CONVEYANCE	CC CERTIFIED COPY	MISC MISCELLANEOUS
MT 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
				[illegible]

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0171519

IDENTIF. # REFERENCE

95 APR 15 PM 2:35

[illegible]

DAVIDSON COUNTY, TN.

No. 1028637