BOOK 10090 PG 391

WARRANTY DEED

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 45,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF June 19 96

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
KEN R. RAJOTTE	CHURCHILL MORTGAGE CORPORATION	MAP 082-16
(NAME)	(NAME)	
706 Fatherland Street	761 Old Hickory Blvd, Suite 301	PARCEL 242
(ADDRESS)	(ADDRESS)	
Nashville, TN 37206	Brentwood, TN 37027	FB 18W-04720
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM 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, WE, JAMES F. OSTEEN, SR., AND CHARLES WILLIAM OSTEEN, JOINT TENANCY WITH FULL RIGHTS OF SURVIVORSHIP, BOTH MARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO KEN R. RAJOTTE AND ERIC JOHN RAJOTTE, BOTH UNMARRIED

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 64 on the Plan of Williams' First Addition to Edgefield, Now East Nashville, as of record in Book 21, Page 45, Register's Office for said County, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to James F. Osteen, Sr., and Charles William Osteen, joint tenancy with full rights of survivorship, by Quitclaim Deed from Lon F. West, Trustee, of record in Book 7723, Page 277, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

JUSTINE OSTEEN, spouse of the above named James F. Osteen, Sr., joins in this conveyance for the purpose of releasing any and all rights she may have in and to the above described property, especially her marital rights.

SHIRLEY OSTEEN, spouse of the above named Charles William Osteen, joins in this conveyance for the purpose of releasing any and all rights she may have

unimproved ( )
This is improved (X) property, known as 706 Fatherland Street, Nashville, TN 37206
(House Number) (Street) (P.O. Address) (City or Town) (Postal 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 GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are 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 we do further covenant and bind ourselves, our heirs and representatives, 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. 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 our hand s this 14th day of June 19 96

James F. Osteen Sr.
JAMES F. OSTEEN, SR.

Justine Osteen
JUSTINE OSTEEN

CHARLES WILLIAM OSTEEN
By: Charles William Osteen by James F. Osteen, Sr.
JAMES F. OSTEEN, SR., ATTORNEY-IN-FACT

SHIRLEY OSTEEN
By: Shirley Osteen by James F. Osteen Sr.
JAMES F. OSTEEN, SR ATTORNEY-IN-FACT

4942 06/18 0101 03CHECK 175.50

LEGAL DESCRIPTION CONTINUATION

in and to the above described property, especially her marital rights.

THIS instrument is being executed in behalf of Charles William Osteen and wife, Shirley Osteen pursuant to a Power of Attorney executed by same on the 14th day of June, 1996, and being filed for record simultaneously herewith.

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 JAMES F. OSTEEN AND WIFE, JUSTINE OSTEEN, 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 office at Brentwood, Tennessee, this 14th day of June, 1996.

Notary Public

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 7-24-99

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 14th day of June, 1996, before me personally appeared JAMES F. OSTEEN, SR., to me known to be the person who executed the foregoing instrument (or proved to me on the basis of satisfactory evidence) in behalf of CHARLES WILLIAM OSTEEN AND WIFE, SHIRLEY OSTEEN, and acknowledged that he executed the same as the free act and deed of the said CHARLES WILLIAM OSTEEN AND WIFE, SHIRLEY OSTEEN.

Notary Public

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 7-24-99

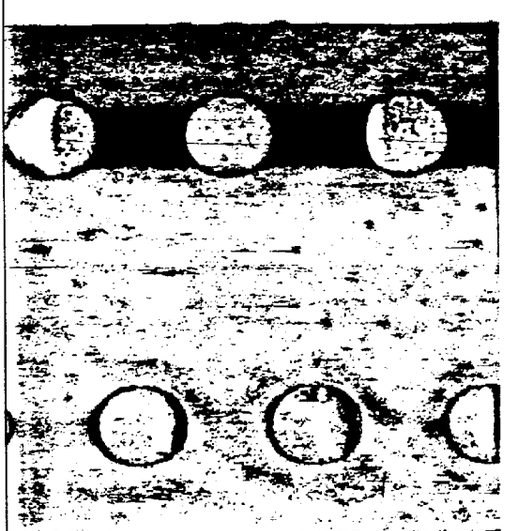
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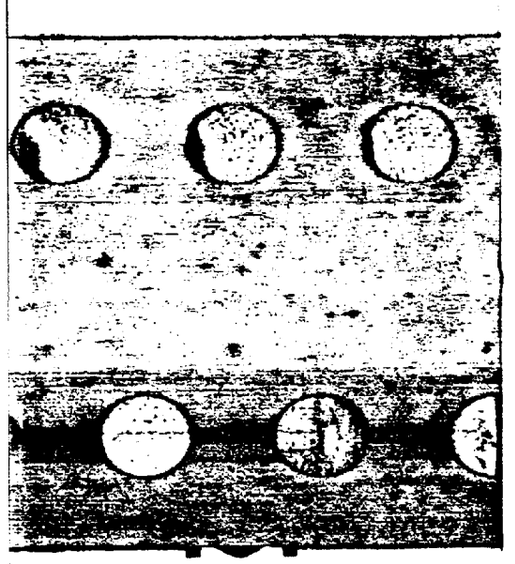
IDENTIFICATION REFERENCE

96 JUN 18 PM 2:02

FILED
REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.





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

RECEIVED OF _____

FOR _____

BOOK 10090 PG 393

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 45000.00
				CON TX 166.50
				PRFEE 1.00
				MDEED 8.00
				TOTAL 175.50
				CHECK 175.50
			06/18/96 01	14:04 0001 4942

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0194061
IDENTIF. & REFERENCE

96 JUN 18 PM 2:02
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1052744