ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Randall L. Craft P.O. Box 90964 Nashville, TN 37209-0964	NEW OWNER	Map 091-07-0 Parcel 165.00

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

WARRANTY DEED

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, Leroy F. Whittaker and wife, Bessie M. Whittaker (The "Grantors") have bargained and sold, and by these presents do transfer and convey unto Randall L. Craft, married (the "Grantee"), Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Being Lot No. 17 on the Plan of Viewpoint Addition to West Nashville of record in Book 547, page 65, Register's Office for Davidson County, Tennessee.

Said Lot No. 17 fronts 50 feet on the northerly margin of Kentucky Avenue and runs back between parallel lines, 150 feet to a dead line in the rear in which it measures 50 feet.

Being the same property conveyed to Leroy F. Whittaker and wife, Bessie M. Whittaker by Warranty Deed from Robert B. Beck and wife, Martha Lu Beck of record in Book 7001, Page 158, Register's Office for Davidson County, Tennessee.

Grantee herein, as part of the purchase price and consideration for this deed, assumes and agrees to pay the indebtedness evidenced by that certain Deed of Trust made by Robert B. Beck and wife, Martha Lu Beck to Tim N. Taylor, Trustee, which Deed of Trust is recorded in the Register's Office for Davidson County, Tennessee, in Book 6063, and page 923, and note of even date thereby secured, in the original principal amount of $25,250.00, payable to Capital Mortgage Corporation.

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 4706 Kentucky Avenue, Nashville, TN 37209.

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON)
[
[The actual consideration or value, whichever is greater for
[this transfer is $30,631.55.
[
[Affiant
[Subscribed and sworn to before me this
[21st day of June, 1996.
[
[Notary Public
[My Commission Expires 1-24-98

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 heirs 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, his heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 21st day of June, 1996.

Leroy F. Whittaker

Bessie M. Whittaker

Leroy F. Whittaker **Bessie M. Whittaker**

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 **Leroy F. Whittaker and wife, Bessie M. Whittaker,** 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.

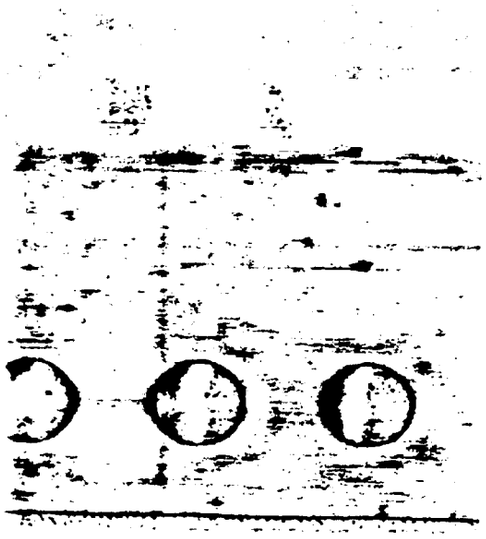
WITNESS my hand and official seal at Nashville, Tennessee, this 21st day of June, 1996.

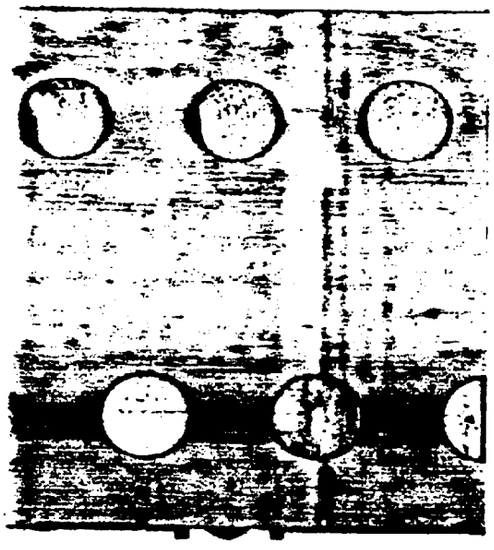
NOTARY PUBLIC

My Commission Expires: 1-24-98

96 JUL -1 PM 2:18

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





RECEIVED OF _____

FOR _____

BOOK 10105 PG 751

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 30631.55
				CON TX 113.34
				PRFEE 1.00
				MDEED 8.00
				TOTAL 122.34
				CHECK 122.34
			07/01/96 01	14:21 0001 9976

RECEIPT NOT VALID UNTIL CHECK IS PAID BY BANK

0198746
IDENTIFICATION REFERENCE

96 JUL -1 PM 2:

REGISTER
DAVIDSON COUNTY, TN

No. 1057715