BOOK 10107 PG 336

THIS INSTRUMENT PREPARED BY:

Mitchell A. Watts, Attorney
2400 Crestmoor Road - Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 60,000.00

Affiant

Subscribed and sworn to before me, this 26th day of June 19 96

Notary Public

My Commission Expires: [illegible]

Address New Owner:	Send Tax Bills To:	Map & Parcel Nos.
HUBERT E. CROSLIN 2205 Maplecrest Drive Nashville, Tennessee 37214	FT Mortgage Companies P.O. Box 146 Memphis, Tennessee 38101	MAP 84 10 PARCEL 21

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of SIXTY THOUSAND AND NO/100 ..... ($ 60,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee s, the receipt of which is hereby acknowledged, I, WILSON ENTERPRISES, INC., a Tennessee corporation hereinafter called the Grantor has bargained and sold, and by these presents do transfer and convey unto HUBERT E. CROSLIN AND ELIZABETH V. LEVERETTE, BOTH UNMARRIED, as Joint Tenants with Right of Survivorship hereinafter called the Grantee s, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit.

BEING Lot No. 56 on the Map of Maplecrest Subdivision as of record in Plan Book 1835, pages 27 and 28, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

BEING the same property conveyed to Wilson Enterprises, Inc., a Tennessee corporation, by deed from Associates Financial Services Company, Inc., of record in Book 10024, page 194, Register's Office for Davidson County, Tennessee.

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[illegible] 231.00

This is improved property known as 2205 Maplecrest Drive, Nashville, Tennessee 37214

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 s, their heirs and assigns, forever.

GRANTOR I COVENANT s with the said GRANTEE s that it is lawfully seized and possessed of said land in fee simple, ha s good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated by the parties and assumed by Grantee(s).

2. Matters shown on the Plan of Maplecrest Subdivision of record in Book 1835, page 27&28, Register's Office for Davidson County, Tennessee.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives to warrant and forever defend the title to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF I have hereunto set my hand on this the 26th day of June, 19 96, as the duly authorized officer of the herein named corporate Grantor.

WILSON ENTERPRISES, INC., a Tennessee corporation

By: Martha F. Wilson

Title: President

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

Witness my hand and official seal this _____ day of _____, 19____.

My Commission Expires: _____ Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

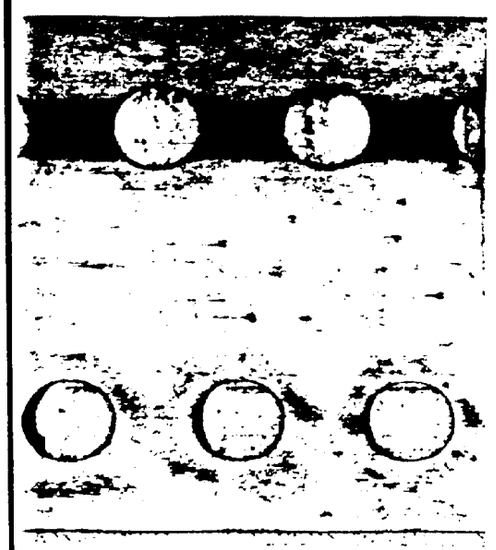
Before me, a Notary Public within and for the State and County aforesaid, personally appeared Martha F. Wilson and _____ with whom I am personally acquainted and who upon her oath acknowledged herself to be the President and _____ respectively of the WILSON ENTERPRISES, INC., a Tennessee corporation the within named bargainor, and corporation, and that she as such President and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Martha F. Wilson as such President, and attesting the same by the said _____ as such _____.

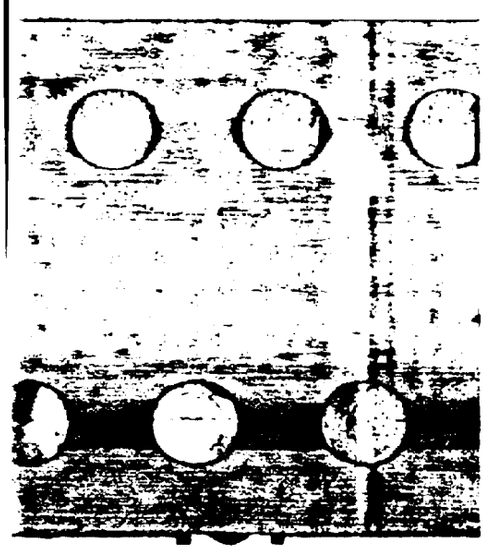
Witness my hand and official seal this 26th day of June, 1996.

Notary Public

My Commission Expires: November 22, 1997

MITCHELL A. [illegible]
NOTARY PUBLIC
STATE AT LARGE
DAVIDSON COUNTY, TENN.





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

RECEIVED OF _____

FOR _____

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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

DAMT	60000.00
CON TX	222.00
PRFEE	1.00
WDEED	8.00
TOTAL	231.00
CHECK	231.00

07/02/96 01 10:10 0001 0546

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0199298
IDENTIF. & REFERENCE

95 JUL -2 AM 10:06

REGISTER

No. 1058281