This instrument prepared by:
Nancy King Crawford
Attorney at Law
1929 21st Avenue South
Nashville, Tennessee 37212
615-292-2331

STATE OF TENNESSEE) BOOK 10198 PG 510
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $30,000.00.

Affiant

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

Notary Public

My commission expires: 6-11-98

Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel Numbers
Robert W. Stafford and wife, Marilyn Stafford	Same	154-48
8765 GRIFFITH RD		
NASHVILLE, TN 37221		

WARRANTY DEED

For and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, CHARLES W. NEAL AND WIFE, GLADYS M. NEAL, hereinafter collectively called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto ROBERT W. STAFFORD AND WIFE, MARILYN STAFFORD, hereinafter collectively called the GRANTEES, their heirs and assigns, a certain tract of land in Davidson County, Tennessee, described as follows:

SEE EXHIBIT A FOR LEGAL DESCRIPTION WHICH IS INCORPORATED HEREIN BY REFERENCE.

Being the same property conveyed to Charles W. Neal and wife, Gladys M. Neal by deed from Roy T. Neal and wife, Emma Jean Neal of record in Book 5611, Page 815, said Register's Office, and by deed from Aubrey B. Harwell, Jr. of record in Book 6781, Page 218, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to:
1. 1996 metro taxes, a lien but not yet due and payable which have been prorated and assumed by GRANTEES.
2. Easement for cut and fill slopes of record in Book 3533, Page 237, said Register's Office.
3. Easement for the flow of any creeks or branches.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEES, their heirs and assigns, forever; and GRANTORS do covenant with said GRANTEES that GRANTORS are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out; GRANTORS do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to said land to said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 12 day of September, 1996.

Charles W. Neal
CHARLES W. NEAL

Gladys M. Neal
GLADYS M. NEAL

0227762
IDENTIF. & REFERENCE

96 SEP 23 AM 9:00
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

STATE OF Ohio)
COUNTY OF Allen)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Charles W. Neal and Gladys M. Neal, the bargainor(s), with whom I am personally acquainted (or proved to me in 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 this 19th day of September, 1996.

Charles E. Faulder
Notary Public

My commission expires: January 12, 1999

Charles E. Faulder
Notary Public of Allen County, Ohio
My Commission Expires

Exhibit A

BOOK 10193 PG 512

PROPERTY DESCRIPTION

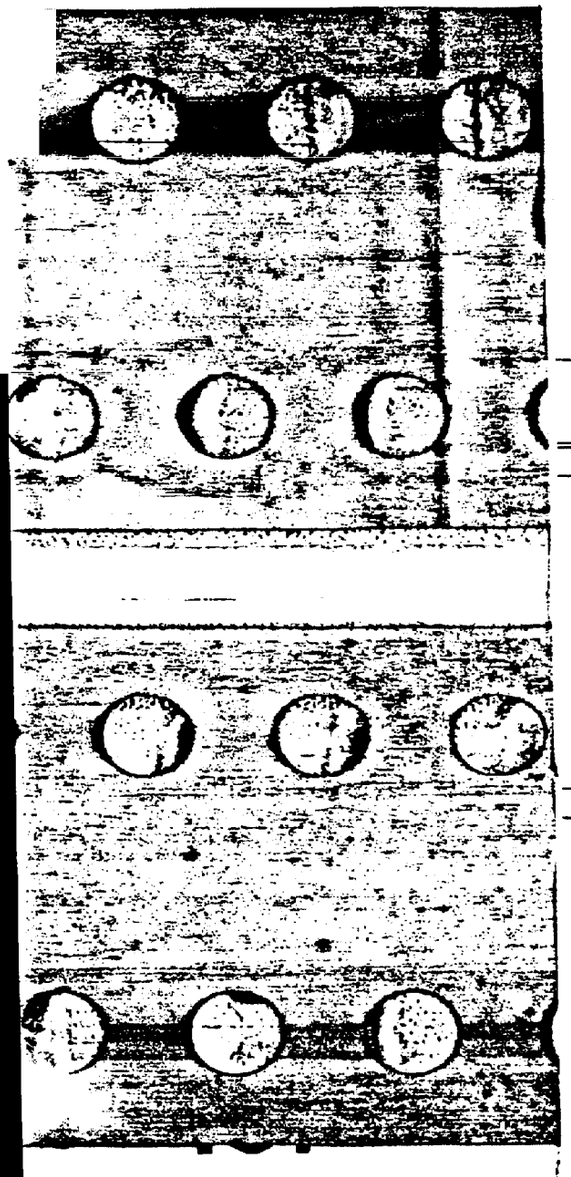
Butch Stafford
Griffith Road
Tax Map 154 Parcel 48
Nashville, Tennessee

A tract of land in the 35th Civil District of Davidson County, Tennessee. Said tract being South of Poplar Creek Road. Beginning at an axle on the East margin of Griffith Road, said point being the Southwest corner of Linda B Mauk & Cecil D. Branstetter's property, as of record in Deed Book 8495, Page 644, of the Register's Office for Davidson County, Tennessee, and the Northwest corner of this tract.

(1) Thence leaving said margin of Griffith Road, along the North line of this tract and the South line of said Mauk and Branstetter's property, North 81°30'00" East, 935.87 feet to an iron pin neat an old Dogwood Tree, being in the West line of John F. Mitchell's property, as of record in Deed Book 6736, Page 106, of said Register's Office, and being the Northeast corner of this tract;
(2) Thence along the East line of this tract and the West line of said Mitchell's property, South 22°23'30" West, 353.31 feet to an iron pin, being in the North line of a 25 foot strip of land, as of record in Deed Book 5874, Page 510, of said Register's Office, and being the Southeast corner of this tract;
(3) Thence along the South line of this tract and the North line of said 25 foot strip, North 89°14'54" West, 623.30 feet, to an iron pin in the North line of said 25 foot strip and in the South line of this tract;
(4) Thence along the South line of this tract and the North line of said 25 foot strip, South 70°05'32" West, 108.78 feet, to an iron pin, the Northwest of said 25 foot strip and in the Southwest corner of this tract, and also on said margin of Griffith Road;
(5) Thence along said margin of Griffith Road, with a curve to the right (having an interior angle of 10°29'02", a radius of 763.32 feet, a tangent length of 70.03 feet, and a chord bearing and distance of North 17°53'24" West, 139.48 feet) 139.67 feet to an iron pin along said margin of Griffith Road;
(6) Thence continuing along said margin of Griffith Road, North 12°38'53" West, 103.33 feet to the point of beginning for this tract, thus containing 217,919.031 square feet or 5.003 acres.

1171 09/23 0101 03CHECK 124.00

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10198 PG 513

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 30000.00
				CON TX 111.00
				PRFEE 1.00
				WDEED 12.00
				TOTAL 124.00
				CHECK 124.00
09/23/96	01	09:02	0001	1171

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0227762
IDENTIF. # REFERENCE

96 SEP 23 AM 9:00

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1033582