BOOK 10219 PG 276

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
Roger Dwayne Cravens and Joyce H. Cravens
232 Franklin Limestone Road
Nashville, Tennessee 37217

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 135
PARCEL 377
2DX-00377

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, J. D. Hare, a widower hereinafter called the Grantor, have bargained and sold, and by these presents do transfer and convey unto Roger Dwayne Cravens and wife, Joyce H. Cravens, as tenants by the entirety, 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:

BEING Lot No. 1, on the Plan of Hare Subdivision, of record in Plat Book 6200, Page 348, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being a part of the same property conveyed to J. D. Hare and wife, Rachel Hare, by deed from John Thomas Mullins, a widower of record in Book 2882, Page 264, Register's Office for Davidson County, Tennessee. The said Rachel Hare having since died.

This is part of the same description as in previous deed of record.

The consideration for this deed includes all prior improvements previously paid for by all parties and includes trailer home.

Grantor herein retains a 20 foot temporary easement across the southwest corner of the tract herein conveyed to fill in a ditch to gain access his adjoining property. Said temporary construction easement to be abandoned upon completion of construction.
Taxes for 1996 to be paid by Grantee.

This is improved property known as 232 Franklin Limestone Road, Nashville, TN 37217.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Roger Dwayne Cravens and wife, Joyce H. Cravens, their heirs and assigns, forever; and I, J. D. Hare, a widower do covenant with the said Grantees that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it; and I do further covenant and bind myself, my 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 4th day of October, 1996.

J. D. Hare

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named J. D. Hare, a widower the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 4th day of October, 1996.

NOTARY PUBLIC

My Commission Expires: My Commission Expires NOV. 27, 1999

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 20,000.00.

AFFIANT

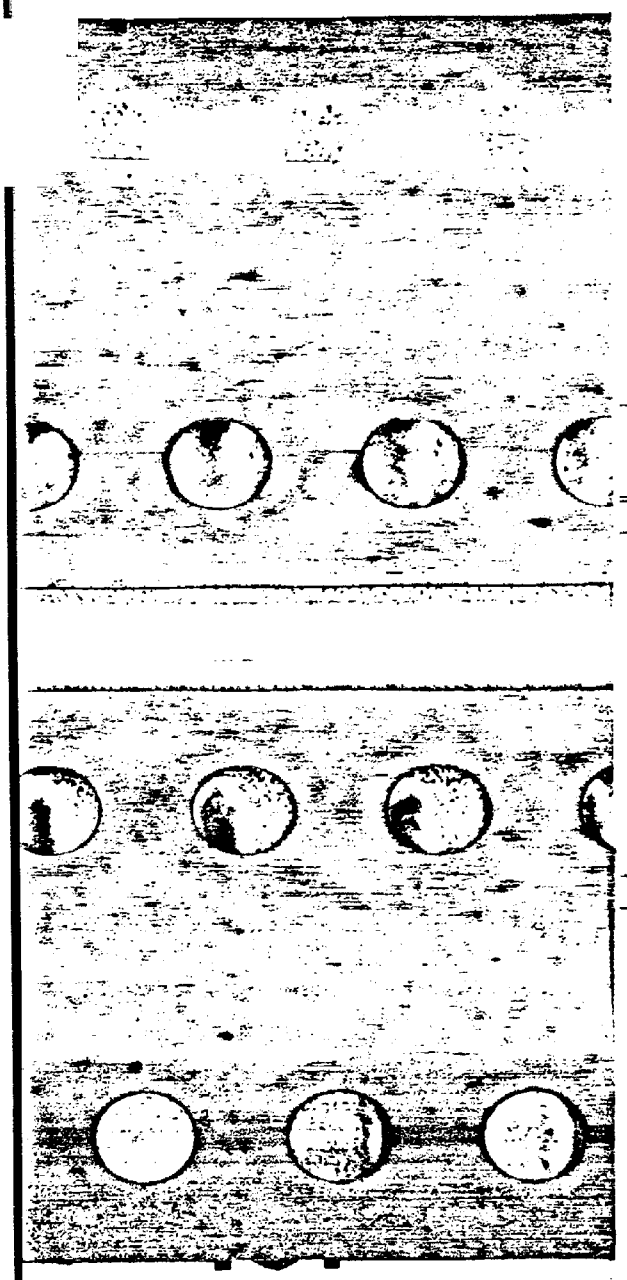
Subscribed and sworn to before me this 3rd day of October, 1996.

NOTARY PUBLIC
My Commission Expires: 3/22/97

0234051
IDENTIF. ↑ REFERENCE

96 OCT -8 AM 10:50
FELIX A. HASSELL REGISTER
DAVIDSON COUNTY, TN.

7822 10/08 0101 03CHECK 83.00



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10219 PG 278

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	20000.00
			CON TX	74.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	83.00
			CHECK	83.00
10/08/96	01		10:53 0001	7822

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0234051
IDENTIF. # REFERENCE

96 OCT -8 AM 10: 50

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

№ 1074883

No [redacted]