BOOK 10257 PG 772

Name & Address New Owner:

JAMES H. BENSON
JUDY L. BENSON
324 Westchester Drive
Madison, TN 37115

Send Tax Bills to:

SAME AS NEW OWNER

Tax Map and Parcel Nos.
42-14-117

WARRANTY DEED

FOR AND IN CONSIDERATION 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 of all of which is hereby acknowledged, **WE, CARLYLE D. APPLE AND WIFE, ELIZABETH G. APPLE,** the Grantors, have bargained and sold and by these presents does hereby transfer and convey unto **JAMES H. BENSON AND WIFE, JUDY L. BENSON,** hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land located in **DAVIDSON** County, Tennessee and being more particularly described in Exhibit "A" attached hereto and made a part hereof.

TO HAVE AND TO HOLD the said tract or parcel of land together with all and singular easements, appurtenances, heriditaments, estate, title and interest thereto belonging or in any way appertaining to the said Grantees, their successors and assigns in fee simple forever.

GRANTORS do hereby covenant with the said Grantees that they are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered. This conveyance is made subject to the following: Restrictive Covenants for the Plan of Holiday Hills, Section II, contained in instrument of record in Book 3927, Page 917, said Register's Office; The Plan of record in Plat Book 3700, Page 19, said Register's Office, which shows an Owner's Certificate, certain notes, easements and setback lines, as it may affect subject property.

GRANTORS do further covenant and bind themselves, their heirs, successors and representatives, to warrant and forever defend the title to the said land to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

0246090
IDENTIF. ↑ REFERENCE

96 NOV 13 AM 9:33
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

0766 11/13 0101 03 CHECK 568.00

WITNESS my hand this the 11th day of November, 1996.

Carlyle D. Apple

Carlyle D. Apple

Elizabeth G. Apple

Elizabeth G. Apple

STATE TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Carlyle D. Apple and wife, Elizabeth G. Apple, 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 office at Madison, Tennessee, on this the 11th day of November, 1996.

Commission expires:
5/23/98

Deanie L. Gregory
Notary Public

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is $150,000.00.

James H Benson
Affiant

Sworn to and subscribed before me
this the 11th day of November, 1996.

Deanie L. Gregory
Notary Public

My Commission expires: 5/23/98

THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY, ATTORNEY
GREATER NASHVILLE TITLE & CLOSING CO.
223 Madison Street, S. 102
Madison, Tn 37115

Mail

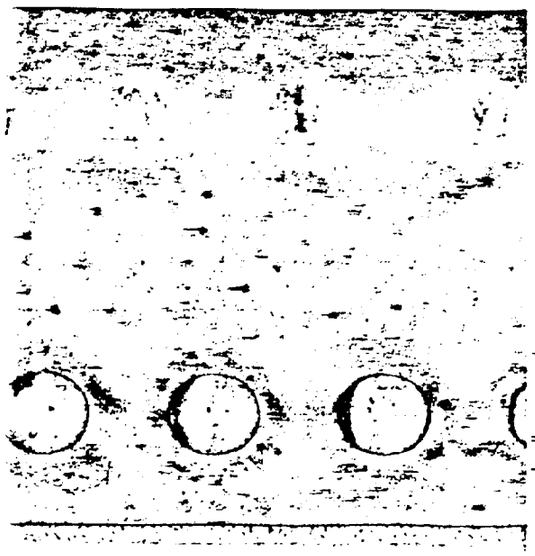
EXHIBIT "A"

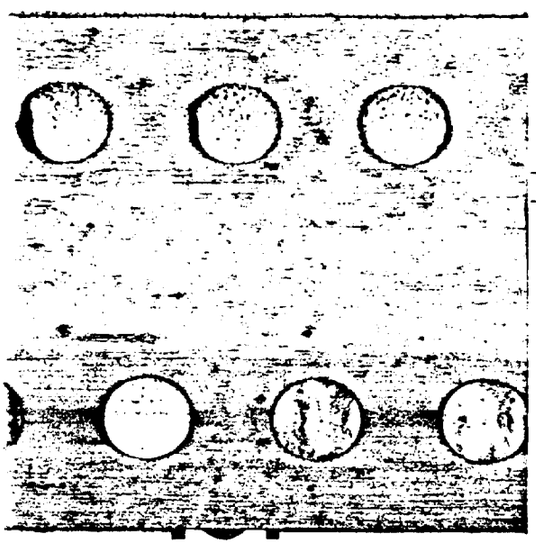
LAND in Davidson County, Tennessee, being Lot No. 21 on the Plan of Holiday Hills, Section II, as of record in Book 3700, Page 19, Register's Office for said County.

Said Lot No. 21 fronts 105 feet on the easterly side of Westchester Drive and extends back 272.9 feet on the northerly line and 314.7 feet on the southerly line, to a dead line in the rear, on which it measures 169.1 feet.

Being the same property conveyed to Carlyle D. Apple and wife, Elizabeth G. Apple, by Warranty Deed from Castleman Construction Company, of record in Book 3972, Page 78, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 330 WESTCHESTER DRIVE, MADISON, TENNESSEE, 37115.





OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10257 PG 775

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 150000.00
CON TX 555.00
PRFEE 1.00
WDEED 12.00
TOTAL 568.00
CHECK 568.00

11/13/96 01 09:34 0001 0766

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0246090
IDENTIF. ← REFERENCE

96 NOV 13 AM 9:33
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1087658