26B

[ADDRESS NEW OWNER:	[SEND TAX BILLS TO:]	MAP-PARCEL NOS.]
[W. Baxter Masters	[NEW OWNERS]	]
[Patricia masters	[ ]	Map 160-03-0]
[5329 Anchorage Drive	[ ]	Parcel 077.00]
[Nashville, TN 37220	[ ]	]
[	[ ]	]
[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, I, Thomas R. Ledbetter, Jr., unmarried (The "Grantor") has bargained and sold, and by these presents does transfer and convey unto W. Baxter Masters and wife, Patricia A Masters (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in **Davidson County**, State of Tennessee, being more particularly described as follows, to wit:

Land in the 6th Civil District of Davidson County, Tennessee, being Lot No. 299 on the Plan of Haileywood Estates, Section 8-A, as of record in Book 2854, Page 82, Register's Office for said County.

Said Lot No. 299 fronts 152.4 feet on the northerly side of Anchorage Drive, and extends back 264.1 feet on the westerly line and 269.2 feet on the easterly line, to a line in the rear on which it measures 45.6 feet.

Being the same property conveyed to Thomas R. Ledbetter, Jr., unmarried by Warranty Deed from Betsy N. C. Heineman of record in Book 9966, Page 701, said Register's Office for Davidson County, Tennessee.

This description was the same as was used in the last deed of record.

This conveyance is subject to taxes for the year 1997 and subsequent years, easements and restrictive covenants of record.

This is improved property commonly known as 5329 Anchorage Drive, Nashville, Tennessee 37220.

0254455
IDENTIF. & REFERENCE

DEC 10 AM 10:33
REGISTER
DAVIDSON COUNTY, TN.

4059 12/10 0101 02CHECK
545.50

[STATE OF TENNESSEE)
[COUNTY OF DAVIDSON)
[
[The actual consideration or value, whichever is greater for
[this transfer is $145,000.00.
[
[Affiant
[Subscribed and sworn to before me this
[6th day of ~~November~~, 1996.
[
[Notary Public
[My Commission Expires 3-6-99
[

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantees, Grantees' successors and assigns, forever.

And Grantor does covenant with the said Grantees that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered except as set forth hereinabove.

And Grantor does further covenant and bind himself, his heirs and assigns, to warrant and forever defend the title to the Property to the said Grantees, their heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 5th day of December, 1996.

Thomas R. Ledbetter, Jr.

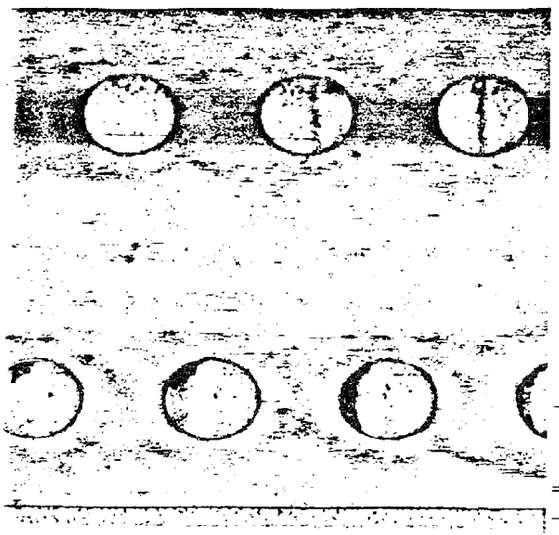
STATE OF ALABAMA}
COUNTY OF Autauga }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Thomas R. Ledbetter, Jr.**, 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 instrument for the purposes therein contained.

5th **WITNESS my hand and official seal at Montgomery, Alabama, this day of December, 1996.**

NOTARY PUBLIC

My Commission Expires: 11-21-98



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

RECEIVED OF _____

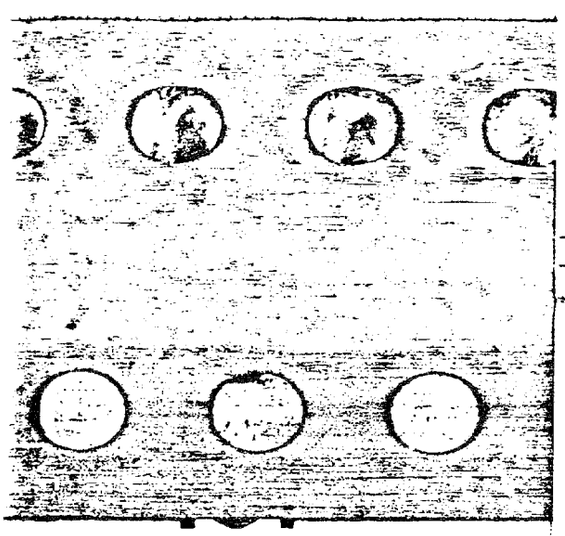
FOR _____

BOOK 10286 PG 142

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	
				145000.00
			CON TX	536.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	545.50
			CHECK	545.50
12/10/96	01		10:35 0001	4059

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0254455
IDENTIF. # REFERENCE

96 DEC 10 AM 10:33

REGISTER
DAVIDSON COUNTY, TN.

No. 1096696