BOOK 10324 PG 643

14-A

WARRANTY DEED

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 120,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF January 19 97

Notary Public

MY COMMISSION EXPIRES: 7/24/97
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JOHN T. COOK, P.C., 2927 BERRY HILL DRIVE, NASHVILLE, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ALLEN K. WHITAKER	SUNTRUST BANK NASHVILLE, N.A.	MAP 116-4
(NAME)	(NAME)	
712 CRESCENT ROAD	201 FOURTH AVE., NORTH	PARCEL 122.00
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37205	NASHVILLE, TN 37219	07DA-05795
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, FRANK P. LOCKHART AND WIFE, JOYCE L. JACOBS LOCKHART

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ALLEN K. WHITAKER, UNMARRIED

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:

LAND in Davidson County, Tennessee, being Lot No. 19 on the Plan of Clearview Subdivision, of record in Book 843, page 8, said Register's Office, to which plan reference is hereby made for a more complete legal description.

BEING the same property conveyed to Frank P. Lockhart and Joyce L. Jacobs, both unmarried, by Deed from Joseph Thompson and wife, Mary Eliazabeth Thompson, of record in Book 6379, Page 102, Register's Office for Davidson County, Tennessee. The said Frank P. Lockhart and Joyce L. Jacobs havings since married.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

THIS instrument is being executed in behalf of FRANK P. LOCKHART pursuant to a Power of Attorney executed by same on the 13th day of January, 1997, and being filed for record simultaneously herewith.

unimproved ( )
This is improved (X) property, known as 712 CRESCENT ROAD, NASHVILLE, TN 37205
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 15th day of January 19 97

Frank P Lockhart
FRANK P. LOCKHART

BY: Charlotte Van Meter Att. Attorney in Fact
CHARLOTTE VAN METER, ATTORNEY IN FACT

Joyce L Jacobs Lockhart
JOYCE L. JACOBS LOCKHART

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, 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 at _____ _____, Tennessee, this _____ day of _____ 19_____ .

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personaliy appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ 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 _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____ .

My commission expires _____

_____
Notary Public

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

WITNESS my hand and official seal at office at Nashville, Tennessee, this 15th, day of January, 1997.

Notary Public

My Commission Expires: 7/24/97

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 15th day of January, 1997, before me personally appeared CHARLOTTE VAN METER to me known to be the person who executed the foregoing instrument in behalf of FRANK P. LOCKHART and acknowledged that she executed the same as the free act and deed of said FRANK P. LOCKHART.

Witness my hand and official seal at Nashville, Tennessee.

Notary Public

My Commission expires: 7/24/97

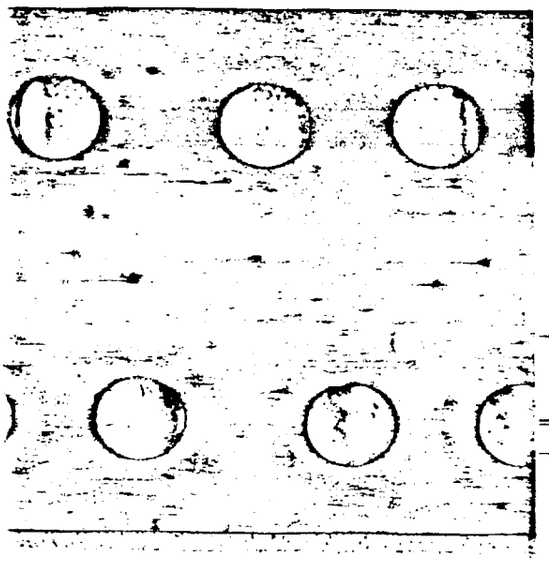
6312 01/21 0101 03CHECK

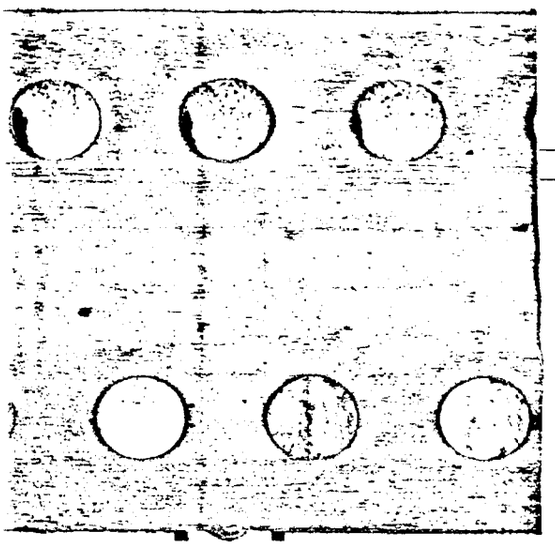
97 JAN 21 PM 12:06

DAVIDSON COUNTY, TN.

0265561

IDENTIF. & REFERENCE





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10324 PG 645

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	
				120000.00
			CON TX	444.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	453.00
			CHECK	453.00
01/21/97	01	12:12	0001	6312

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0265561

IDENTIF. ↑ REFERENCE

97 JAN 21 PM 12:06

REGISTER
DAVIDSON COUNTY, TN.

No. 1109304