BOOK 10428 PG 720

0297337

IDENTIFICATION REFERENCE

97 APR 23 PM 1:19

PICK-UP

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value (whichever is greater) is $ 627,500.00.

Affiant

Subscribed and sworn to before me, 23 this day of April, 1997.

Notary Public

My Commission expires: 7-28-97

THIS INSTRUMENT PREPARED BY:
HOFSTETTER & HOFSTETTER, ATTYS
Suite 500, 230 4th Ave., North
Nashville, TN 37219

ADDRESS NEW OWNERS:	SEND TAX BILL TO:	MAP-PARCEL NOS:
Jessie Overton Colton, et ux 1119 Crater Hill Drive Nashville, Tennessee 37215	Same	Map: 144-2 Parcel: 8

WARRANTY DEED

For and in consideration of the sum of Ten and 00/100 ($10.00) Dollars, cash and other good and valuable consideration, the receipt of all of which is hereby acknowledged, we, **LEONARD P. BRITTAIN, JR., CLAIRE B. KIMMEL, ELLEN B. WILLIAMS, SCOTT C. BRITTAIN and EMILY B. BRITTAIN**, collectively the Grantors, have bargained and sold, and by these presents do transfer and convey unto **JESSIE OVERTON COLTON and wife, AMY PRYOR COLTON**, the Grantees herein, their assigns and representatives, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 57 on the Plan of Chickering Hills Subdivision, Section III, as of record in Book 2663, Page 17, Register's Office for Davidson County, Tennessee.

Said Lot No. 57 fronts 250 feet on the westerly margin of Crater Hill Drive, and extends back 313.7 feet on the northerly line and 323.3 feet on the southerly line, to a dead line measuring 331.33 feet thereon.

Being the same property conveyed a one-half undivided interest each to Leonard P. Brittain, Jr. and Mary C. Brittain, subject to the right of the survivor to occupy said residence during his or her lifetime without the payment of rent or other compensation, by Quitclaim Deed from O.B. Hofstetter, Jr., of record in Book 9829, Page 925, Register's Office for Davidson County, Tennessee. The said Mary C. Brittain having since died and by her will of record in Will Book 202, Page 225, Probate Court Clerk's Office of Davidson County, Tennessee, her 1/2 undivided interest was devised to Claire B. Kimmel, Ellen B. Williams, Scott C. Brittain, and Emily B. Brittain.

This Conveyance is made subject to:

1. Covenant as to annual pumping charge of $10.00 in connection with water systems as set out in contract between Thomas J. Tyne, et al. and J.L. Webb, Agent, of record in Book 880, Page 119, Register's Office for Davidson County, Tennessee, as contained in Deed from George Henry Tyne, to W.L. Bainbridge, Jr., Trustee, of record in Book 2591, Page 608, Register's Office for Davidson County, Tennessee.

2. Subject to all matters shown on the Plan of record in Book 2663, Page 17, as amended in Book 4056, Page 33, Register's Office for Davidson County, Tennessee.

This is improved property known as 1119 Crater Hill Drive, Nashville, Tennessee 37215.

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 assigns and representatives forever. Grantors 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 the same is unencumbered.

Grantors, do further covenant, warrant and forever defend the title to the said land to the said GRANTEES, their assigns and representatives against the lawful claims of all persons, whomsoever.

WITNESS our hands this 7th day of April, 1997.

Leonard P. Brittain, Jr.
LEONARD P. BRITTAIN, JR.

Claire B. Kimmel
CLAIRE B. KIMMEL

Ellen B. Williams
ELLEN B. WILLIAMS

Scott C. Brittain
SCOTT C. BRITTAIN

Emily B. Brittain
EMILY B. BRITTAIN

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 **LEONARD P. BRITTAIN, JR., CLAIRE B. KIMMEL, ELLEN B. WILLIAMS, SCOTT C. BRITTAIN, and EMILY B. BRITTAIN,** 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.

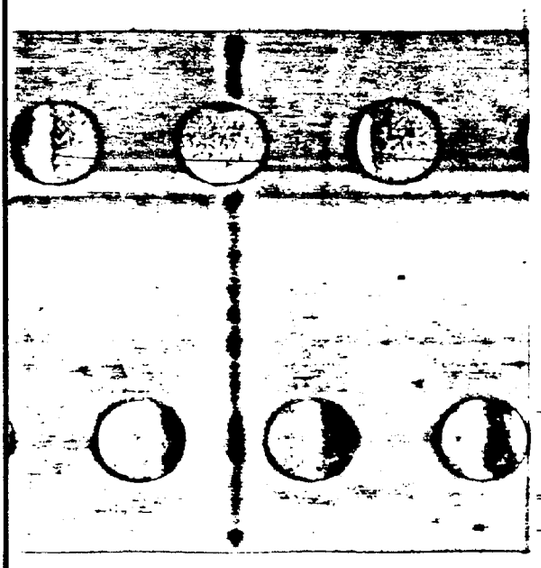
Witness my hand and official seal at Nashville, Tennessee, this 7th day of April, 1997.

NOTARY PUBLIC

My Commission expires: 9/26/98

NOTARY PUBLIC SCHUSTER

2713 04/22/97 01:50PM 2530.75



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

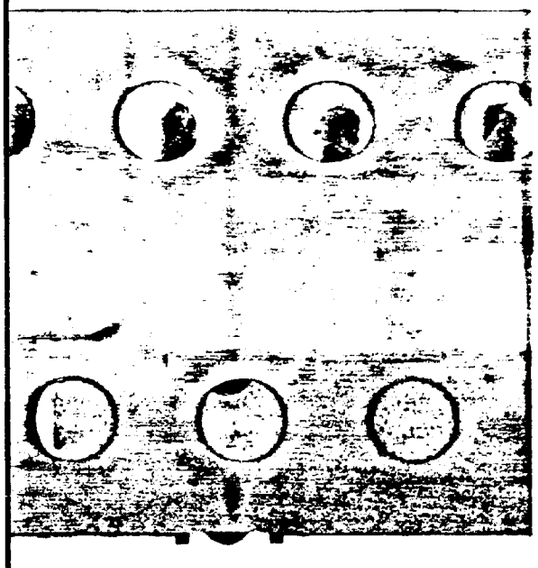
RECEIVED OF _____

FOR _____

BOOK 10428 PG 722

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 62700.00
CON TX 2321.75
PRFEE 1.00
WDEED 8.00
TOTAL 2330.75
CHECK 2330.75

04/23/97 01 16:18 0001 2713

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0297337
IDENTIF. & REFERENCE

97 APR 23 PM 4:19
REGISTER
DAVIDSON COUNTY, TN

No. 1142840