PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (ljh) Title No: 38570
Dav. Co. File: Box 8

BOOK 10452 PG 6

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Alfred Tate Rogers, Sr. Martha Stone Rogers 109 Postwood Place Nashville, TN 37205	SAME

TAX MAP-PARCEL NUMBERS: 103-15-A-009

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 369800.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Crayton Robert Benson, III and spouse, Tina Nichols Benson,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Alfred Tate Rogers, Sr. and Martha Stone Rogers, as tenants in common,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 9 on the Revised Plan of Postwood of record in Plat Book 5200, page 104, Register's Office for said County.

SAID Lot no. 9 fronts 60.00 feet on the easterly margin of Postwood Place and extends back 96.32 feet on the northerly line and 95.29 feet on the southerly line to a dead line in the rear, measuring 60.01 feet thereon.

BEING the same premises conveyed to Crayton Robert Benson, III and wife, Tina Nichols Benson by deed from Dr. Joseph L. Mulherin, Jr. a single person, of record in Book 9950, page 534, said Register's Office.

The property herein conveyed is subject to the restrictive covenants, lien rights and other matters set forth in Book 5116, page 225, Book 5635, page 706, Book 5794, page 67 Book 5910, page 322 and Book 8240, page 746, said Register's Office and to the matters set forth in the referenced Plan of record.

Description Reference: The description is the same as that used in the last deed propr to this transaction.
This is improved property, known as: 109 Postwood Place, Nashville, TN 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and

representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 9th day of May, 1997.

Crayton Robert Benson, III

Tina Nichols Benson

BOOK 10452 PG 7

State of Tennessee
County of Davidson

On this 9th day of May, 1997, before me the undersigned authority, personally appeared **Crayton Robert Benson, III** and **Tina Nichols Benson**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 369800.00

Affiant

Sworn and subscribed before me on the 9th day of May, 1997.

Notary Public

My Commission Expires: 6-13-2000

LARRY D. CRAIG NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

03042 14

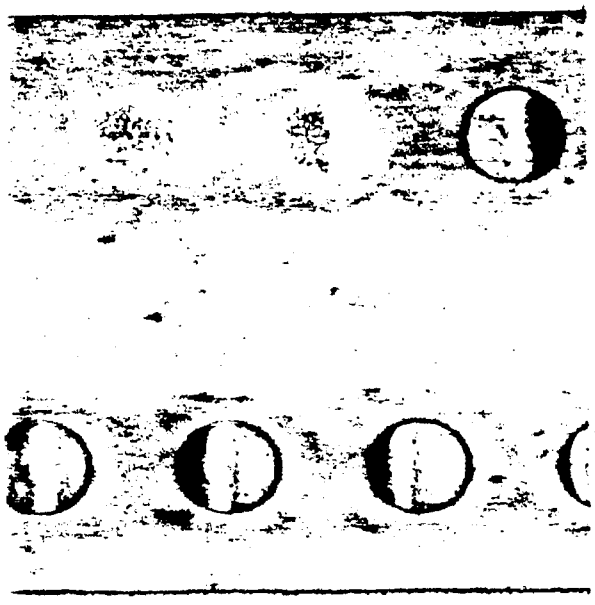
IDENTIFICATION REFERENCE

MAIL ENV.

97 MAY 13 PM 3:18

FILED & RECORDED IN OFFICE
DAVIDSON COUNTY, TN.

0281 05/13 0101 CERTIFIED



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

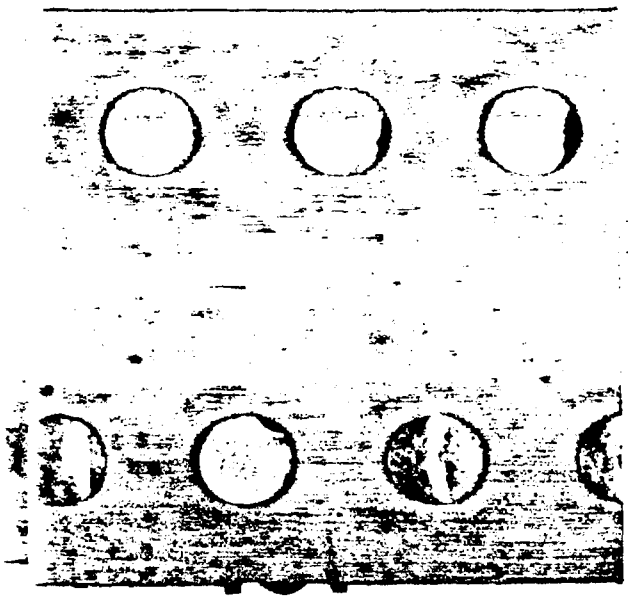
RECEIVED OF _____

FOR _____

BOOK 10452 PG 8

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 369800.00
CON TX 1368.26
PRFEE 1.00
WDEED 8.00
TOTAL 1377.26
CHECK 1377.26

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 0001

03042 14
IDENTIF. ↑ REFERENCE

97 MAY 13 AM 9:18
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1150321