Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #240
Nashville, TN 37215

39-B
File #97-1300

BOOK 10587 PG 361

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **James A. Frazier, and wife, Barbara M. Frazier**, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **David Matthew Hamilton, and wife, Jennifer B. Hamilton**, 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. 248 on the Plan of Harpeth Valley Park, Section 2, as of record in Book 3700, Page 129, Register's Office for said County.

Being the same property conveyed to James A. Frazier and wife, Barbara M. Frazier by Warranty Deed from Howard B. Avery, III and wife, Carol S. Avery of record in Book 5037, Page 920, said Register's Office.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record.

This is improved property, known as: 649 Harpeth Knoll Rd., Nashville, TN 37221

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 covenant with the said Grantee that Grantor is lawfully seised and possessed of said of said land in fee simple, has 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. 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 THE EXECUTION HEREOF this 28th day of August, 1997

James A. Frazier

Barbara M. Frazier

IDENTIF. & REFERENCE 113428887

97 AUG 29 PM 1:45
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

2624 08/29 0101 03CHECK 571.03

State of Tennessee)
County of Davidson)

On this the 28th day of August, 1997, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named **James A. Frazier and Barbara M. Frazier**, the bargainor(s), 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.

ANGELA P. BOSTON-WILLIAMSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

Notary Public

My Commission Expires: _____

My Commission Expires 5-23-98

State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$151,900.00**.

David Matthew Hamilton
Affiant

Sworn and subscribed before me on this the 28th day of August, 1997.

Notary Public

My Commission Expires: _____

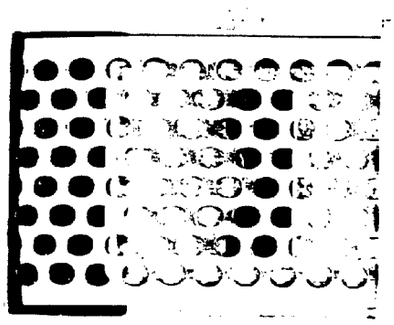
ANGELA P. BOSTON-WILLIAMSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

My Commission Expires 5-23-98

NEW OWNER:
David Matthew Hamilton
649 Harpeth Knoll Rd.
Nashville, TN 37221

RESPONSIBLE FOR TAX PAYMENT:
OWNER

TAX MAP-PARCEL #:
156-2-19



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

RECEIVED OF _____

FOR _____

BOOK 10587 PG 363

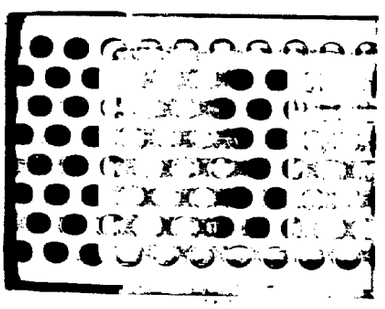
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
151900.00
CON TX 562.03
PRFEE 1.00
WDEED 8.00
TOTAL 571.03
CHECK 571.03

08/29/97 01 13:45 0001 2624

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0342887
IDENTIF. ↑ REFERENCE

97 AUG 29 PM 1:45

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1192124