BOOK 10615 PG 395

WARRANTY DEED

This instrument was prepared by:
H. Michael Bennett
SCHULMAN, LeROY & BENNETT, P.C.
P. O. Box 190676
Nashville, TN 37219-0676

ADDRESS OF NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NO:
Ben West, Trustee 910 Clarke Street Old Hickory, TN 37138	New Owner	Map 53 Parcel 18

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $317,500.00.

Ben West - Trustee
Affiant

SWORN TO AND SUBSCRIBED before me this the 18th day of September, 1997.

Notary Public

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

My Commission Expires:
5/27/01

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, Mary Jane Wilson, a single person, hereinafter called the Grantor, has bargained and sold and by these presents do hereby transfer and convey unto Ben West, Trustee of the Trust created by the Last Will and Testament of Edward J. Hunter, deceased, hereinafter referred to as Grantee, his successors and assigns, all the Grantor's interest, being an undivided one-half interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

> Land in Davidson County, Tennessee, being described on a survey by A & A Engineers of Nashville, Tennessee, dated October 24, 1990, as follows:
>
> Beginning at the intersection of Old Hickory Boulevard (State Route 45) and Merritt Street in Old Hickory, Tennessee; thence along the northerly boundary of State Route 45 north 49 degrees 49' west 217.60 feet to a point; thence north 44 degrees, 28' 21" east 260.18 feet to a point; thence south 42 degrees 56' 30" east 395.48 feet to a point in the westerly margin of Merritt Street; thence along the westerly margin of Merritt Street south 77 degrees 29' 43" west 67.09 feet to a point; thence continuing along the westerly margin of Merritt Street to the point of beginning south 84 degrees 16' 28" west 221.0 feet containing 1.7 acres more or less.

Being part of the same property conveyed to Crafton A. Wilson and Edward J. Hunter by deed from First National Bank of record in Deed Book 3674, page 2, Register's Office for Davidson County, Tennessee.

The said Edward J. Hunter died testate leaving a Last Will and Testament of record in Will Book 161, page 58, Probate Court for Davidson County, Tennessee. Edward J. Hunter's interest in the aforementioned property was conveyed to a testamentary trust created by said Last Will and Testament, and by order of the Probate Court in Minute Book 373, page 187, Probate Court for Davidson County, Tennessee. Ben West was appointed Trustee of the Trust created under the Last Will and Testament of Edward J. Hunter.

Crafton A. Wilson died testate leaving his interest in the aforementioned property to his wife, Mary Jane Wilson, the Grantor herein, by Will of Record in Will Book 162, page 494, Probate Court for Davidson County, Tennessee.

This subject property is located at 1433-1439 Robinson Road, Old Hickory, Tennessee 37138.

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, its successors and assigns forever, and the said Grantor covenants with the said Grantee 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, except as above mentioned, and taxes for the year 1997, which the Grantee herein assumes and agrees to pay.

AND the said Grantor further covenants and binds herself, and her heirs, successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, his successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this the 18th day of Sept. 1997.

Mary Jane Wilson
MARY JANE WILSON

1997 SEP 19 PM 3:24
FELIX Z. ... DAVIDSON COUNTY REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE
0350589

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 MARY JANE WILSON, the bargainor, 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, on this the 18th day of September, 1997.

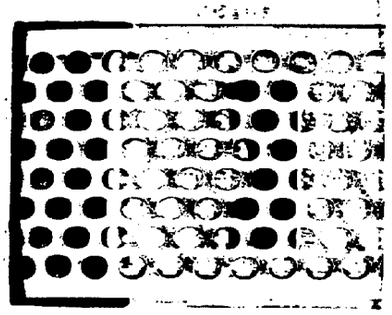
0826 09/19/97 010101 03CHECK 1183.75

Notary Public

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

My Commission Expires: 5/27/01

c\office\hmb\keith\warranty.de



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

RECEIVED OF _____

FOR _____

BOOK 10615 PG 397

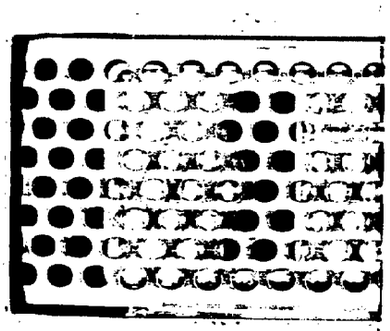
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 317500.00
CON TX 1174.75
PRFEE 1.00
MDEED 8.00
TOTAL 1183.75
CHECK 1183.75

09/19/97 01 15:26 0001 0826

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0350589
IDENTIFICATION REFERENCE

97 SEP 19 PM 3:24
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1200232