This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

File Box 24

ADDRESS NEW OWNER:
Randall B. Carlton and Denise D. Carlton
809 Spike Trail
Murfreesboro, TN 37129

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 119-13
PARCEL 140
06DA-37074

0462596
IDENTIF. & REFERENCE
98 JUL 15 AM 10:
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, R. C. Lamb and wife, Mary Ann Lamb hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Randall B. Carlton and Denise D. Carlton, both unmarried, as joint tenants with right of survivorship, 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:

BEING Lot No. 44, on the Plan of College Heights, of record in Plat Book 332, Page 19, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to R. C. Lamb, by deed from R & B ASSOCIATES, a Tennessee Partnership of record in Book 7557, Page 73, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

This Property is conveyed "AS IS, WHERE IS" and is subject to any and all easements of record. Taxes for 1998 have been pro-rated and assumed by Grantee(s).

This is improved property known as 507 Timmons Street, Nashville, TN 37211.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Randall B. Carlton and Denise D. Carlton, both unmarried, their heirs and assigns, forever; and we, R. C. Lamb and wife, Mary Ann Lamb 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 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 13th day of July, 1998.

R. C. Lamb

Mary Ann Lamb

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named R. C. Lamb and wife, Mary Ann Lamb 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 Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 13th day of July, 1998.

NOTARY PUBLIC

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 1/27/2001

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 44,500.00.

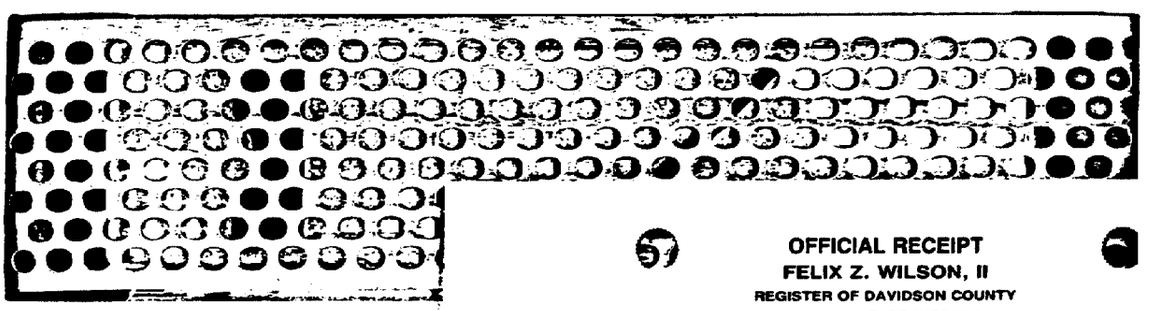
AFFIANT

Subscribed and sworn to before me this 13th day of July, 1998.

NOTARY PUBLIC
My Commission Expires: 1/27/2001

GENE W. FLOYD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

3707 07/15 01:01 03CHECK 175.6



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

RECEIVED OF _____

FOR _____

BOOK 11021 PAGE 90

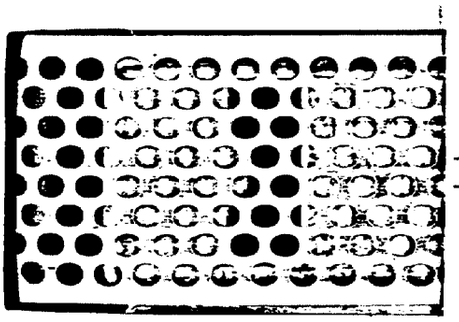
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 44500.00
CON TX 164.68
PRFEE 1.00
MDEED 8.00
CFEE 2.00
TOTAL 175.68
CHECK 175.68

07/15/98 01 10:19 0001 3707

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0462596
IDENTIF. ↑ REFERENCE

98 JUL 15 AM 10:17
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No.1319407