File Box 9-B
First Title and Escrow Company, Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
2000 Richard Jones Rd., Ste. 110
Nashville, Tennessee 37215

BOOK 11066 PAGE 76

#15841

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
DALE L. PRINCE	CHASE MANHATTAN MORTGAGE	142-16-0B
(NAME)	(NAME)	
313 Brunswick Place	200 Old Wilson Bridge Road	37
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37221	Worthington, OH 43085	09D80724
(CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, DAVID W. LEDFORD AND WIFE, MARTHA A. LEDFORD

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DALE L. PRINCE AND WIFE, DEBRA PRINCE

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 37 on the Plan of Resubdivision Lots 37 and 38 Arlington Green Phase I, as of record in Plat Book 7900, page 335, Register's Office for said County, to which plan reference is made for a more complete description.

Being the same property conveyed to David W. Ledford and wife, Martha A. Ledford by deed from The Zeitlin Group, a Joint Venture composed of Martin Construction Company, a Tennessee corporation and Jeffrey Construction Company, a Tennessee corporation of record in Book 8856, page 242, said Register's Office.

This conveyance is made subject to: (1) 1998 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 8120, page 402, amended in Book 8120, page 485, Book 8180, pages 230 and 232, Book 8181, page 62; (3) Charter of record in Book 8170, page 450, Book 7520, page 564; (4) Easements of record in Book 4594, page 650, Book 5459, page 654, Book 5473, page 171; and (5) All matters appearing on the Plan of record in Plat Book 7900, page 335, said Register's Office.

REFERENCE 0474998

7040 08/14 01:01 03 CHECK 984.10

This is improved (XX) unimproved ( ) property, known as 313 Brunswick Place, Nashville, Tennessee 37221

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs and assigns, forever, and we 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 the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 10th day of August, 1998.

David W. Ledford
DAVID W. LEDFORD

Martha A. Ledford By David W. Ledford
MARTHA A. LEDFORD BY DAVID W. LEDFORD, ATTORNEY IN-FACT BY POWER OF ATTORNEY RECORDED SIMULTANEOUSLEY HEREWITH

STATE OF TENNESSEE
COUNTY OF Davidson

BOOK 11066 PAGE 77

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DAVID W. LEDFORD with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand at office, this 10th day of August 19 98.

My commission expires 9/23/2000 Notary Public

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____ with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DAVID W. LEDFORD, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Attorney-In-Fact for the said, MARTHA A. LEDFORD, and is authorized by the said MARTHA A. LEDFORD to execute this instrument on her behalf.

Witness my hand, at Office, this 10th day of August, 1998.

My Commission Expires: 9/23/2000 NOTARY PUBLIC

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 263,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF August 19 98.

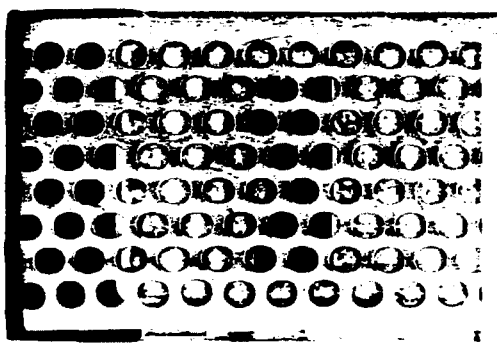
MY COMMISSION EXPIRES: 9/23/2000 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM
DAVID W. LEDFORD AND WIFE, MARTHA A. LEDFORD

TO
DALE L. PRINCE AND WIFE, DEBRA PRINCE

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

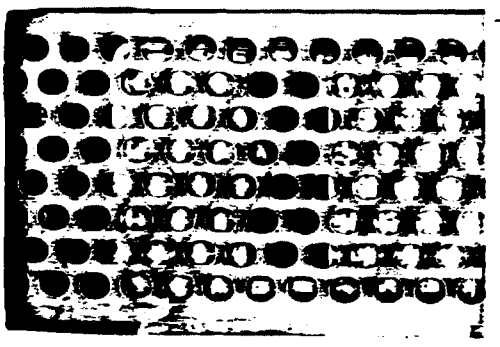
BOOK 11066 PAGE 78

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
263000.00
CON TX 973.10
PRFEE 1.00
MRFEE 0.00
RFEE 2.00
TOTAL 984.10
CHECK 984.10

08/14/98 01 11:01 0001 7046



0474998

98 AUG 14 AM 11:00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1332575