prepared by &

RETURN TO:
TRANSCONTINENTAL TITLE CO.
LAKEVIEW RIDGE 11
2630 ELM HILL PIKE, SUITE 100
NASHVILLE, TN 37214

BOOK 11076 PAGE 371 63

STATE OF TENNESSEE
COUNTY OF DAVIDSON The actual consideration or value whichever is greater, for this transfer is $ 110,000.00

Subscribed and sworn to before me, this the 15 day of MAY, 1998.

Affiant

My commission expires: NOTARY PUBLIC AT LARGE

Notary Public

My Commission Expires 12/23/2001

WARRANTY DEED

Address of New Owner	Prepared By:
Steve Benton 7257 Bidwell Rd Joelton TN, 37080	TransContinental Title Company 25 Century Blvd, #306 Nashville, TN 37214

map & parcel no. 14/46.09

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **WILLIAM H. KRANTZ AND WIFE, HAZEL L. KRANTZ**

HEREINAFTER CALLED GRANTOR(S), HAVE CONVEYED AND QUIT CLAIMED, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO **STEVE BENTON AND WIFE, JEWELL BENTON**

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN DAVIDSON, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LAND IN THE 14TH CIVIL DISTRICT OF SAID COUNTY AND STATE, DESCRIBED ACCORDING TO A SURVEY MADE BY D.E. BONER AND E. MEDLIN, SURVEYORS, APRIL 12, 1963, AS FOLLOWS:

BEGINNING AT A POINT ON THE WESTERLY MARGIN OF BIDWELL ROAD NORTH 2° 30' EAST 3850 FEET FROM THE NORTHWEST CORNER OF SAID ROAD AND OLD CLARKSVILLE PIKE; THENCE WITH THE WESTERLY MARGIN OF SAID ROAD, NORTH 2° 29' WEST 150 FEET; THENCE NORTH 87° 30' WEST 791.52 FEET; THENCE SOUTH 2° 29' WEST 150 FEET; THENCE SOUTH 87° 30' EAST 791.48 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO WILLIAM H. KRANTZ AND WIFE, HAZEL L. KRANTZ BY DEED

RECORDED IN BOOK 4245, PAGE 773, IN REGISTERS OFFICE OF DAVIDSON COUNTY, TENNESSEE.
PROPERTY ADDRESS: 7257 BIDWELL, JOELTON, TN 37080

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their 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 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 numbers shall include the plural, the plural and singular, and the use of any gender shall be applicable to all genders.

WITNESS OUR HANDS THIS 15 DAY OF MAY, 1998.

WITNESS

WITNESS 15th HAND THIS _____ DAY OF May, 1998.

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William Donald Krantz
WILLIAM DONALD KRANTZ

Kerry Alan Krantz
KERRY ALAN KRANTZ

Andy Kevin Krantz
ANDY KEVIN KRANTZ

_____
WITNESS

_____
WITNESS

_____
WITNESS

State of Tennessee
County of Davidson

On this 15th day of May, 1998, before me personally appeared William Donald Krantz, Kerry Alan Krantz & Andy Kevin Krantz to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

My Commission Expires April 16, 2002

Witness my hand and official seal,
My Commission expires:

4-16-2002

NOTARY PUBLIC AT LARGE BEDFORD COUNTY, TENN. ELIZABETH C. DUNLAP

Elizabeth C. Dunlap
Notary Public

State of Tennessee
County of _____

On this_____day of_____, 1998, before me personally appeared _____ to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be _____ free act and deed.

Witness my hand and official seal,
My Commission expires:

_____

_____
Notary Public

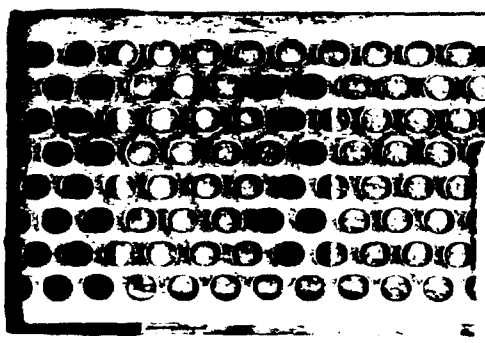
WARRANTY DEED

0477948
IDENTIFICATION REFERENCE

98 AUG 21 AM 11:02

REGISTER
DAVIDSON COUNTY, TN.

0183 08/21 0101 03CHECK 418-00



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

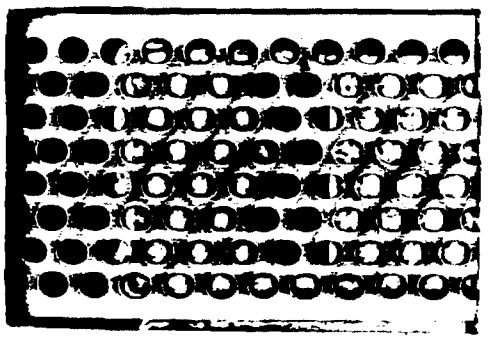
RECEIVED OF _____

FOR _____

BOOK 11076 PAGE 373

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 110000.00
CON TX 407.00
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK PRFEE 1.00
MDEED 8.00
CFEE 2.00
TOTAL 418.00
CHECK 418.00

0477948
IDENTIF. ← REFERENCE
98 AUG 21 AM 11:02
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

08/21/98 01 11:02 0001 0183

No. 1335682