NEW OWNER IS AND SEND TAX BILLS TO:
Charles Ray Raymer
1333 Brick Church Pike Lot #6
Nashville, TN 37207

THIS INSTRUMENT PREPARED BY
KELLY & SMITH
LAW OFFICES
GALLATIN, TENNESSEE

MAP 71-10 PARCEL 24

WARRANTY DEED BOOK 11078 PAGE 313

FOR AND IN CONSIDERATION of the sum of TWENTY THOUSAND AND NO/100 ($20,000.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, WE, JAMES M. GIRTON AND WIFE, SANDRA E. GIRTON, have this day bargained and sold and by these presents do hereby transfer and convey unto CHARLES RAY RAYMER, his heirs and assigns, the following described tract or parcel of land situated in Davidson County, Tennessee, more particularly described as follows:

BEING Lot Nos. 1 and 2 on the Plan of the Resubdivision of Lot No. 7 of the Z. C. Utley Tract, as of record in Book 57, page 139, in the Register's Office for Davidson County, Tennesee, to which reference is hereby made for a more complete description.

BEING the same property conveyed to James M. Girton and wife, Sandra E. Girton, by deed from Donald P. Girton and wife, Bonnie S. Girton, of record in Book 8333, page 512, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the above described tract or parcel of land, together with all the improvements thereon and the appurtenances thereunto belonging, unto the said CHARLES RAY RAYMER, his heirs and assigns, in fee simple forever.

WE COVENANT with the said GRANTEE that we are lawfully seized and possessed of the above described tract or parcel of land, that we have a good right to convey same, and that the same is unencumbered, EXCEPT for 1998 real estate taxes which are to assumed by GRANTEE, applicable zoning and building regulations, all visible easements and Restrictions of record.

WE FURTHER COVENANT with the said GRANTEE and bind ourselves, our heirs and legal representatives, to warrant and forever defend the title to said tract or parcel of land, unto the said CHARLES RAY RAYMER, his heirs and assigns, against all lawful claims of all persons whomsoever; EXCEPT as hereinabove set forth.

WITNESS our hands this the 21st day of August, 1998.

James M. Girton
JAMES M. GIRTON

Sandra E. Girton
SANDRA E. GIRTON

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BOOK 11078 PAGE 314

PERSONALLY appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES M. GIRTON AND WIFE, SANDRA E. GIRTON, 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 instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on this the 22nd day of August, 1998.

Sybil A. Case
NOTARY PUBLIC

MY COMMISSION EXPIRES: Sept 29 2001

SYBIL A. CASE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

98 AUG 24 AM 11:47
FELIX A. ANDERSON REGISTER
DAVIDSON COUNTY TN.

IDENTIF. + REFERENCE
04 78634

O A T H

PICK-UP

STATE OF TENNESSEE

COUNTY OF DAVIDSON

I, or We, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $20,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Charles R. Raymer
AFFIANT

SUBSCRIBED and sworn to before me, this the 22nd day of August, 1998.

0918 08/24 0101 03CHECK 85.(

Sybil A. Case
NOTARY PUBLIC

MY COMMISSION EXPIRES: Sept 29 - 2001

SYBIL A. CASE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11078 PAGE 315

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 20000.00
MOR TX 74.00
ERR CO
MOR TX 74.00-
CON TX 74.00
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 85.00
CHECK 85.00

08/24/98 01 11:48 0001 0918

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0447863 634
IDENTIF. ▲ REFERENCE

98 AUG 24 AM 11:47
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

No. 1336409