WARRANTY DEED

BOOK 11240 PAGE 23

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 84,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF November 19 98

OFFICIAL SEAL
DELAINA D. DAVIS
NOTARY PUBLIC - STATE OF TENNESSEE
WILSON COUNTY
My Comm. Expires

Notary Public

MY COMMISSION EXPIRES: ~~February 27, 2001~~ 5-11-02

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Leon Sharber, Attorney, 1161 Murfreesboro Road, Ste. 505, Nashville, Tennessee 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William A. Raines, Jr. (NAME)	Guaranty Trust Company (NAME)	MAP 50-03
1305 Union Court (ADDRESS)	640 Broadmor Boulevard, Ste. 100 (ADDRESS)	PARCEL 107.00
Nashville, Tennessee 37207 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37129 (CITY) (STATE) (ZIP)	

FOR AND 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, WE, Eugene E. Johnson and wife, Rose E. Johnson

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO William A. Raines, Jr. and wife, Sabrina Denise Raines

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. 75 on the Plan of Belleshire Terrace, Section Two, of record in Book 6250, Page 673 and 674, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and detailed description.

For source of title reference is made to Book 7129, Page 446, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements, restrictions, zoning regulations and building setback lines of record.

98 DEC -7 PM 1:34
BILL GARNER REGISTER
DAVIDSON COUNTY, TN.

MAIL ENV.

6598 12/07 0101 03CHECK 325.13

unimproved ( )
This is improved (X) property, known as 1305 Union Court, Nashville, Tennessee 37207
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 25th day of November 19 98

Eugene E. Johnson by Rose E. Johnson as Attorney in fact
Eugene E. Johnson

Rose E. Johnson
Rose E. Johnson

STATE OF TENNESSEE
COUNTY OFDAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Rose E. Johnson

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this [illegible] day of [illegible] 1998.

Commission expires 5-11-02

OFFICIAL SEAL
DELAINA D. DAVIS
NOTARY PUBLIC - STATE OF TENNESSEE
WILSON COUNTY
My Comm. Expires _____

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

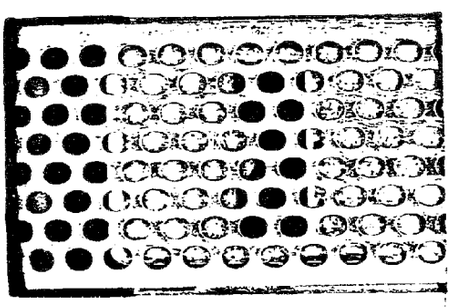
Before me, the undersigned, of the state and county aforesaid, personally appeared Rose E. Johnson, to me known to be the person who executed the foregoing instrument in behalf of Eugene E. Johnson, and acknowledged that she executed the same as the free act and deed of said Eugene E. Johnson.

Witness my hand and seal, this 25th day of November, 1998.

My Commission expires: 5-11-02

Delaina D. Davis
Notary Public

OFFICIAL SEAL
DELAINA D. DAVIS
NOTARY PUBLIC - STATE OF TENNESSEE
WILSON COUNTY
My Comm. Expires _____



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

RECEIVED OF _____

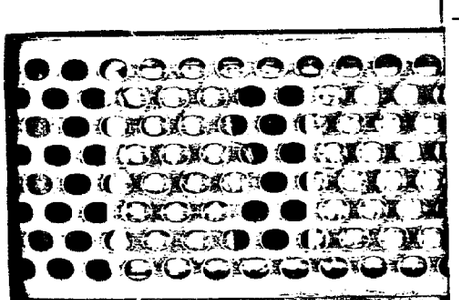
FOR _____

BOOK 11240 PAGE 25

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 84900.00
				CON TX 314.13
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 325.13
				CHECK 325.13
			12/07/98 01	13:35 0001 6598

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0521592
IDENTIF. ↑ REFERENCE

98 DEC -7 PM 1:34
JILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

No. 1381598