BOOK 11242 PAGE 258

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 145,800.00

Robert Fulton
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
1st DAY OF December 19 98

I. DYKE TATUM
Notary Public

MY COMMISSION EXPIRES: May 27, 2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TATUM & JONES, ATTORNEYS, 2001 CHARLOTTE AVENUE, SUITE 200, NASHVILLE, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ROBERT D. FULTON (NAME)	COMMUNITYAMERICA CREDIT UNION (NAME)	114-7-8
7453 SAWYER BROWN ROAD (ADDRESS)	4801 WEST 110TH STREET (ADDRESS)	08D-65470
NASHVILLE, TN 37209 (CITY) (STATE) (ZIP)	OVERLAND PARK, KANSAS 66311 (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, C & C DEVELOPMENT AND CONSTRUCTION CO., INC. **AND ERIC CRAFTON AND WAYNE CRAFTON**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ROBERT D. FULTON AND WIFE, JANICE W. FULTON

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:

LAND in DAVIDSON County, Tennessee, being Lot No. 8, on the Final Plat of OAKHAVEN SUBDIVISION, SECTION 2, of record in Book 9700, page 365, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description.

BEING part of the same property conveyed to ERIC CRAFTON AND WAYNE CRAFTON, by deed from Johnny Stinson and wife, Donnetta Stinson and Billy Frank Stinson, of record in Book 9834, page 207 and to C & C DEVELOPMENT AND CONSTRUCTION CO., INC., by deed from Margaret Louise Heer and Bertha Evelyn Heer, of record in Book 10538, page 691, Register's Office for DAVIDSON County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 10353, page 676, said Register's Office, and to the matters set forth in the above referenced plan of record.

SOURCE OF DESCRIPTION: Survey dated November 3, 1998, made by:
LESLIE FLOWERS, License No. 1659
JOHN KOHL & COMPANY, P.C.
400 Seventh Avenue South
Nashville, TN 37203

unimproved ( )
This is improved (X) property, known as 7453 SAWYER BROWN ROAD, NASHVILLE, TN 37209
(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 my hand this 1st day of December, 19 98

C & C DEVELOPMENT AND CONSTRUCTION CO., INC.
By:
ERIC CRAFTON, PRESIDENT

ERIC CRAFTON

WAYNE CRAFTON

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named ERIC CRAFTON AND WAYNE CRAFTON

the bargainor S, 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, this 1ST day of DECEMBER, 1998

Commission expires 05/27/2001

I. DYKE TATUM Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned a Notary Public within and for the State and County aforesaid, personally appeared ERIC CRAFTON and _____ with whom I am personally acquainted and who upon his oath(s) acknowledged himself to be the PRESIDENT and _____ respectively of the C & C DEVELOPMENT AND the within named bargainor, and corporation, and that he as such PRESIDENT 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 ERIC CRAFTON as such PRESIDENT, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at NASHVILLE, TN on this the 1st day of December 1998.

My commission expires May 27, 2001

I. DYKE TATUM Notary Public

05222253
IDENTIF. ↑ REFERENCE

98 DEC -8 PM 1:44
WILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

7284 12/08/98 0101 03CHECK 550.46

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11242 PAGE 260

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 145800.00
				CON TX 539.46
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 550.46
				CHECK 550.46
			12/08/98 01	13:45 0001 7284

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

052253
IDENTIF. ↑ REFERENCE

98 DEC -8 PM 1:44
JILL GARRETT REGISTER
DAVIDSON COUNTY TN.

No. 1382272