WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 85,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF September 19 99

NOTARY PUBLIC AT LARGE

Notary Public

MY COMMISSION EXPIRES: January 27, 2001

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
MADISON TITLE COMPANY, 101 SHEPHERD HILLS DRIVE, MADISON, TENNESSEE 37115

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BILLY J. MCCRARY	FRANKLIN AMERICAN MORTGAGE	MAP 43-5
(NAME)	(NAME)	
707 DELAWARE AVENUE	501 CORPORATE CENTRE DR. STE 400	PARCEL 237
(ADDRESS)	(ADDRESS)	
MADISON, TENNESSEE 37115	FRANKLIN, TENNESSEE 37067	
(CITY) (STATE) (ZIP)	(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, SHEILA CAROL HERITY AND HUSBAND, JON MICHAEL HERITY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BILLY J. MCCRARY AND WIFE, WILMOTH M. MCCRARY

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:

Tract I:
Land in Davidson County, Tennessee, being Lot No. 17 of Block "B" on the Map of Cedar Crest Estates, as of record in Book 974, page 15, Register's Office for Davidson County, Tennessee. Said Lot No. 17 fronts 101 feet on the westerly side of Delaware Avenue and runs back between parallel lines 191.5 feet to a dead line.

Tract II:
Being the Southerly 6 feet of Lot No. 18 of Block "B" on the Map of Cedar Crest Estates, as of record in Book 974, page 15, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Sheila Carol Herity and husband, Jon Michael Herity by deed from James Felts and wife, Jean Felts, of record in Book 9573, page 31, Register's Office for Davidson County, Tennessee.

4326 09/30 0101 03CHECK 325.50

unimproved ( )
This is improved (X) property, known as 707 DELAWARE AVENUE, MADISON, TENNESSEE 37115
(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 27th day of September 19 99

Sheila Carol Herity
SHEILA CAROL HERITY

Jon Michael Herity
JON MICHAEL HERITY

99 SEP 30 PM 3:14
DAVIDSON COUNTY, TN.
REGISTER
REFERENCE

06413541

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named SHEILA CAROL HERITY AND HUSBAND, JON MICHAEL HERITY

the bargainor PUBLIC with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that AT they executed the within instrument for the purposes therein contained. Witness my hand and official seal at LARGE Tennessee, this 27th day of September 19 99.

Commission expires January 27, 2001

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

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 11682 PAGE 635

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

064 | 354
IDENTIF. & REFERENCE

99 SEP 30 PM 3:14
BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

			CAMT	85000.00
			CON TX	314.50
			PRFEE	1.00
			WDEED	8.00
			CFEE	2.00
			TOTAL	325.50
			CHECK	325.50
09/30/99	01	15:17	0001	4326

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1522230