WARRANTY DEED

47

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 65,000.00

X Lee D. Randolph
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF March, 2000

Notary Public

MY COMMISSION EXPIRES: 10-25-03
(AFFIX SEAL)

Instr:20000403003319S Page: 1 OF 2
REC'D FOR REC 04/03/2000 4:08:54PM
RECORD FEE: $11.12
M. TAX: $0.00 T. TAX: $240.50

NOTARY PUBLIC AT LARGE

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, Attorney, 110 Clancy Square, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lee D. Randolph (NAME)	SOUTHEASTERN MORTGAGE (NAME)	MAP 18-16
319 Fannin Drive (ADDRESS)	115 29th Avenue, South (ADDRESS)	PARCEL 1
Goodlettsville, TN 37072 (CITY) (STATE) (ZIP)	Nashville, TN 37212 (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, Elaine Bryant Butler, Unmarried, **Individually and as Executrix of the Estate of Frank A. Butler, Deceased**

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lee D. Randolph, Unmarried

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. 41 on the Revised Plan of Mansker Heights, Section II, as of record in Book 3106, page 43, Register's Office for Davidson County, Tennessee.

Said Lot fronts 125.11 feet on the westerly side of Fannin Drive and runs back 291.2 feet on the northerly line and 246 on the southerly line to a dead line in the rear on which it measures 170 feet.

Being the same property conveyed to Frank A. Butler, Unmarried by deed from Leonard White and wife, Martha E. White, of record in Book 4266, Page 234, Register's Office for Davidson County, Tennessee. The said Frank A. Butler having died on November 3, 1987 in Davidson County, Tennessee. Said property was devised to Elaine Bryant Butler pursuant to the Last Will and Testament of Frank A. Butler of record in Will Book K, Page 521-527, in the Probate Court for Smith County, Tennessee.

Frank A. Butler being one and the same person as Frank Albert Butler.

unimproved ( )
This is improved (X) property, known as 319 Fannin Drive, Goodlettsville, TN 37072
(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 31st day of March, 2000

Elaine Bryant Butler
Elaine Bryant Butler, **Individually**

Elaine Bryant Butler
Elaine Bryant Butler, Executrix

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 Elaine Bryant Butler, Unmarried

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 Goodlettsville, Tennessee, this 31st day of March, 2000.

Commission expires 10-25-03

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 _____, _____.

My commission expires _____

_____
Notary Public