Instr:200004170038513 Page: 1 OF 2
REC'D FOR REC 04/17/2000 4:25:25PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $258.63

[Space Above This Line for Recording Data]

WARRANTY DEED

This Indenture made this **17th** day of **April, 2000** between **Randall Craft, ,** GRANTOR, and **Anne Bachner, unmarried ,** as GRANTEEs

W I T N E S S E T H, That said Grantor(s) for in and in consideration of the sum of TEN and 00/100's ($10.00) Dollars and other good and valuable considerations to said Grantor(s) in hand paid by said Grantee(s) , the receipt whereof is hereby acknowledged, has granted, bargained and sold to the Grantee(s) and Grantee(s)' heirs forever the following land located in the County of **Davidson,** State of **Tennessee,** to wit:

Being Lot No. 807, and the westerly 10 feet on Lot No. 805 of Block No. 133, Plan No. 1, West Nashville, as of record in Book 57, pages 74 and 75, Register's Office for said County.

Said Lot No. 807 and part of Lot No. 805 front together 35 feet on the northerly side of Illinois Avenue and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to Randall L. Craft by Warranty Deed of record in Book 11570, page 910, Register's Office for Davidson County, Tennessee.

Subject to restrictions of record in Book 1391, page 216, Register's Office for Davidson County, Tennessee.

Subject to all matters of record on a plat recorded in Book 57, pages 74 and 75, Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

Improved property known as 4904 Illinois Avenue, Nashville, Tennessee 37209.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee(s), their heirs and assigns, forever; and we do covenant with 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 representative, to warrant and forever defend the title to the said land to Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor s hereunto set grantor's hand(s) and seal this **17th** day of **April, 2000.**

Randall Craft

Randall Craft

County of Davidson

State of Tennessee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Randall Craft, the bargainor(s) with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained. Witness my hand and official seal this 17th day of April, 2000.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

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County of Davidson

State of Tennessee

The actual consideration or value, whichever is greater, for this transfer is $69900

Affiant

Subscribed and sworn before me this 17th day of April, 2000.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

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Prepared by:
Equity Search, Inc.
2323 21st Avenue S., Fifth Floor
Nashville, TN 37212

Address of New Owner
Anne Bachner
4904 Illinois Avenue
Nashville, Tennessee 37209

Send Tax Bills to:
Mortgage Investors Group, LP
8320 E. Walker Springs Lane
Knoxville, Tennessee 37923

Map & Parcel Number:

Map 91-11 Parcel 68