Instr:200006090057514 Page: 1 OF 2
REC'D FOR REC 06/09/2000 8:36:49AM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $999.00

WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $270,000.00

Beth Thomas
Affiant

Subscribed and sworn to before me, this 31st DAY OF May, 2000.

Laura Glenn
Notary Public

MY COMMISSION EXPIRES: 3/23/02

LAURA GLENN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE

N-RNM-00-0542

My Commisison Expires MAR. 23, 2002 (AFFIX SEAL)

mail
THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
2000 GLEN ECHO ROAD, SUITE 209
NASHVILLE, TENNESSEE 37215

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jason O. Ritchason	National Bank of Commerce	
7520 Oakhaven Trace (ADDRESS)	(NAME) 221 Fourth Avenue North	114-07-22
Nashville, Tennessee 37209 (CITY) (STATE) (ZIP)	(ADDRESS) Nashville, TN 37219 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we ERIC CRAFTON AND WAYNE CRAFTON, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto JASON O. RITCHASON, hereinafter called the Grantees, their heirs and assigns, that 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. 22, Oakhaven Subdivision, Section 4, as of record in Plat Book 9700, Page 951, Register's Office for Davidson County, Tennessee.

Being a portion of the same property conveyed to Eric Crafton and Wayne Crafton by deed of record in Book 9834, Page 207, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

unimproved ( )
This is improved (X) property, known as 7520 Oakhaven Trace, Nashville, Tennessee 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/our hand(s) this 31st day of May, 2000.

Eric Crafton
Eric Crafton

Wayne Crafton by Eric Crafton atty-in-fact
Wayne Crafton

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 31st day of May, 2000, before me personally appeared Eric Crafton, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Wayne Crafton, and who acknowledged that he executed the same as the free act and deed of the said Wayne Crafton by virtue of that Power of Attorney, duly executed by the said Wayne Crafton on May 31, 2000 and being recorded simultaneously herewith.

Witness my hand and official seal at Nashville, Tennessee this 31st day of May, 2000.

NOTARY PUBLIC

LAURA GLEAVES
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commisison Expires MAR. 23, 2002

My Commission Expires: 3/23/02

RETURN TO:
Rudy Title & Escrow
2000 Glen Echo Rd., Ste. 209
Nashville, TN 37215