PICK-UP

Davidson County DEEDWARR
Recvd: 03/30/01 08:09 2pgs
Fees:11.00 Taxes:140.60

20010330-0030566

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $38,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE DAY OF MARCH, 2001

Notary Public

MY COMMISSION EXPIRES: OCTOBER 25, 2003

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
JIMMY A. DUNCAN, ATTORNEY AT LAW, 4904 CHARLOTTE AVENUE, NASHVILLE, TN 37209

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES R. VEATCH, ET UX	**SAME**	**114-7-18**
(NAME)	(NAME)	
504 Cedar Forest Ct.		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37221		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

WARRANTY DEED

FOR AND IN 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, ERIC CRAFTON, MARRIED AND WAYNE CRAFTON, UNMARRIED AND C & C DEVELOPMENT AND CONSTRUCTION CO., INC.,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **JAMES R. VEATCH AND WIFE, JUSTINE P. HONEYMAN,** 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. 18 on the Plan of Oakhaven Subdivision, Section 4, as of record in Plat Book 9700, page 951, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete legal description.

Being part of the same property conveyed to Eric Crafton and Wayne Crafton by deed from Johnny Stinson and wife, Donetta Stinson and Billy Frank Stinson of record in Book 9834, page 207, Register's Office for Davidson County, Tennessee; and part of the same property conveyed 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, said Register's Office.

This conveyance is subject to any and all easements, restrictions, and conditions of record which may affect said property.

Miiko Crafton joins in this conveyance to convey any and all right, title, and interest she may have in said property by virtue of her marriage to Eric Crafton.

Unimproved (X)
This is improved( ) property, known as LOT 18, OAKHAVEN SUBDIVISION, NASHVILLE, TN 37221
(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 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 hands this 28th day of **MARCH, 2001**.

Eric Crafton
C & C DEVELOPMENT AND CONSTRUCTION CO., INC.
BY: ERIC CRAFTON, PRESIDENT

Eric Crafton
ERIC CRAFTON

X Miiko Crafton
MIIKO CRAFTON

Wayne Crafton
WAYNE CRAFTON

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 **Eric Crafton, Wayne Crafton, and Miiko 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 28th day of **MARCH, 2001**.

Commission expires: OCTOBER 25, 2003.

Jimmy A. Duncan
Notary Public

(Corporate/Partnership)

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared **Eric Crafton**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the President of C & C Development and Construction Co., Inc., the within-named bargainor, a Corporation and that he as such President executed the foregoing instrument for the purposes therein contained, by signing the name of **C & C DEVELOPMENT AND CONSTRUCTION CO., INC.**, by himself as such President.

WITNESS my hand and seal at office, **this 28th day of March, 2001.**

Notary Public Jimmy A. Duncan

Commission expires: **October 25, 2003**.