THIS INSTRUMENT PREPARED BY:
HAYNES & FREEMAN
140 North Main Street
P. O. Box 527
Goodlettsville, Tennessee 37070

Davidson County DEEDWARR
Recvd: 05/18/01 12:39 2pgs
Fees:11.00 Taxes:277.50
20010518-0051791

WARRANTY DEED

Address New Owner(s):	Send Tax Bills To:	Map-Parcel Numbers
DONALD EUGENE CRAFTON 1415 Lewis Road Madison, Tennessee 37115	Same	071-070, 149.00

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt of which is hereby acknowledged, **CLAUDINE N. STERRY, a single person, and ANTHONY B. DAVIDSON and wife, STEPHANIE DAVIDSON,** have this day bargained and sold, and do hereby transfer and convey unto the said **DONALD EUGENE CRAFTON**, the Grantee herein, his (successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 13 in Haynie's Oriental Plan as of record in Book 161, Pages 26 and 27, Register's Office for said County.

Said Lot No. 13 fronts 100 feet on the northerly side of Countess Street, or Trinity Church Lane, and runs back between parallel lines 140 feet more or less to an alley.

Being the same property conveyed to B. W. Davidson and wife, Frances Davidson, by deed from J. W. Oglesby and wife, dated August 8, 1933, of record in Book 898, Page 581, said Register's Office. The said B. W. Davidson having predeceased Frances Davidson. The said Frances Davidson having since died. The Last Will and Testament of Frances Davidson, of record in Volume Book and Page 1597/292730, Seventh Circuit Court, Probate Division for said County, devised the subject property to Dorothy Ann Crafton, Benjamin W. Davidson Jr., Claudine Sterry, and Donald Eugene Crafton in equal shares. The said Dorothy Ann Crafton and Benjamin W. Davidson, Jr. are now deceased leaving as heirs Donald Eugene Crafton and Anthony B. Davidson, respectively. The said Stephanie Davidson, wife of Anthony B. Davidson, joins in this conveyance for the purpose of conveying all her marital rights, title, and interest in and to said property.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater, for this transfer is $75,000.00.

Subscribed and sworn to before me this 11th day of May, 2001.

Affiant

My Commission Expires: 3/27/04

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

This is improved property located at 315 East Trinity Lane, Nashville, Tennessee 37207.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee his (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, his (successors), heirs and assigns, against the lawful claims of all persons.

Whenever 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 11th day of May, 2001.

Claudine N. Sterry
CLAUDINE N. STERRY

Anthony B Davidson
ANTHONY B. DAVIDSON

Stephanie Davidson
STEPHANIE DAVIDSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Judy Callis, a Notary Public in and for said County and State, **CLAUDINE N. STERRY, ANTHONY B. DAVIDSON and STEPHANIE DAVIDSON,** the within named bargainors, 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 Goodlettsville, Tennessee, this the 11th day of May, 2001.

Judy Callis
NOTARY PUBLIC

My Commission Expires: 3/25/2004

JUDY CALLIS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE