ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBERS:
Charles T. James (NAME)	Dobson & Johnson, Inc. (NAME)	149-4
2640 Somerset Drive (STREET ADDRESS OR ROUTE NUMBER)	One Commerce Place-Suite 1800 (STREET ADDRESS)	218
Nashville, Tennessee 37217 (CITY) (STATE) (ZIP CODE)	Nashville, Tennessee 37239 (CITY) (STATE) (ZIP CODE)	2D-54002

WARRANTY DEED

For and in consideration of the sum of $10.00 ---------- Ten & No/100 ---------- DOLLARS

and other good and valuable considerations, the receipt of which is hereby acknowledged, including the assumption of the unpaid balance of a note in the original amount of $25,400.00, secured by a Deed of Trust of record in Book 4261, page 267, Register's Office for Davidson County, Tennessee.

I, John A. Dodson and wife, Sharon Dodson

have bargained and sold, and by these presents do transfer and convey unto the said Charles T. James and wife, Billie James

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 325 on the Plan of Section IX, Edge-O-Lake Estates, of record in Book 3700, page 131, Register's Office for said County.

Said Lot No. 325 fronts 98.91 feet on the easterly side of Somerset Drive, as measured along a slight curve, and extends 150-feet on the northerly line and 108.01 feet on the southerly line, to a dead line in the rear on which it measured 68.98 feet.

The above described property was conveyed to John A. Dodson and wife, Sharon Dodson by deed from Ronald J. Varner and wife, Laura J. Varner, of record in Book 4849, page 576, Register's Office for Davidson County.

JUL 20 80	CONV	53,433.84			
JUL 20 80	S'TAX		B*	138.84	
JUL 20 80	PR'FEE		B*	.50	
JUL 20 80	W'DEED		B*	4.00	* 143.34

unimproved ( )
This is improved (X) property, known as 2640 Somerset Drive (House Number) (Street)
Nashville, Tennessee 37217 (P. O. Address) (City or Town) (Zip Code)

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.

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 12th day of July, 1978.

x John A. Dodson

x Sharon Dodson

BOOK 5313 PAGE 665

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 John A. Dodson and wife, Sharon Dodson

the bargainor s, with whom I am personally acquainted, and who acknowledged that they have executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, this 12th day of July, 1978.

My commission expires ~~8-26-80~~ Jan. 18, 1982 Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, , a Notary Public of the State and County aforesaid, personally appeared and with whom I am personally acquainted, and who, upon oath, acknowledged to be and respectively of the , the within named bargainor, a corporation, and that as such and , being authorized so to do, executed the foregoing instrument for the purpose 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 seal, at office in , this day of , 19 .

Notary Public

Commission expires

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer or value of property (whichever is greater) is $ 53,433.84. This is equal to or greater than the property would bring at a fair and voluntary sale.

x

Sworn to and subscribed before me this 12th day of July, 19 78.

My commission expires Jan. 18, 1982 Notary Public

This instrument was prepared by:

DOBSON & JOHNSON, INC.	Suite 1800, One Commerce Place	Nashville, Tennessee 37239
Name		Address

WARRANTY DEED

FROM John A. Dodson, etux

TO Charles T. James, etux

E 7 7 8 4 8

IDENTIF. REFERENCE

JUL 20 8 39 AM '78

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TENN.

DOBSON & JOHNSON, INC.
SUITE 1800, ONE COMMERCE PLACE
NASHVILLE, TENNESSEE 37239

RETURN TO:
DOBSON & JOHNSON, INC.