THIS INSTRUMENT PREPARED BY: Judy Schechter, Attorney at Law
112 Long Hollow Pike, Suite 306
Goodlettsville, TN 37072

WARRANTY DEED

BOOK 7615 PAGE 221

ADDRESS NEW OWNERS:	MORTGAGEE	MAP-PARCEL NO.
Steven R. Meador, et ux 1210 Rivergate Meadows Goodlettsville, TN 37072	none	Map 12 P/O Par. 122

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, ALVIN LEON DOBBS and wife, LULA BELL DOBBS, being one and the same as LULU BELL DOBBS, hereinafter referred to as "GRANTORS", have bargained and sold, and by these presents do transfer and convey to STEVEN RAY MEADOR and wife, DEBRA SUE MEADOR, hereinafter referred to as the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

BEING Lot 1 on the Plan of Dobbs Subdivision of record in Plat Book 6200, page 776, Register's Office for Davidson County, Tennessee.

BEING a part of the same property conveyed to Alvin Leon Dobbs and wife Lulu Bell Dobbs a/k/a Lula Bell Dobbs, by Annie Mai Leeman Tarpley, Lillian Novella Leeman Gregory, Ella Belle Leeman Arrowood and John Thomas Leeman, by deed of record in Book 6882, page 82, Register's Office for Davidson County, Tennessee.

RESTRICTIONS

The following restrictions shall apply to the property hereinabove described and shall be covenants running with the land:

1. The property shall be used for residential purposes only.

2. Any dwelling house constructed upon the property shall contain a minimum of One Thousand Six Hundred (1,600) square feet of living area on the main floor, excluding garages, carports, breezeways and connected outbuildings.

3. All utility buildings, barns or other appurtenant structures constructed on the property shall be stained or painted.

4. No swine or poultry shall be permitted on the said property.

5. No junk vehicles or inoperable vehicles shall be permitted on the said property.

6. No mobile home or trailer shall be permitted on the property hereinabove described.

7. No dirt, top-soil or sub-soil shall be removed from the said property.

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, the GRANTORS, do covenant with said GRANTEES, that we are lawfully seized and possessed of said land in fee simple, have a god right to convey it and warrant that the same is unencumbered, except for:

1. 1988 Taxes which have been prorated between the parties and which shall be paid by the GRANTEES.

2. A T.V.A. easement extending fifty (50) feet on both sides of a central T.V.A. powerline crossing the property hereinabove described, said T.V.A. easement being of record in Book 1205, page 12, Register's Office for Davidson County, Tennessee.

3. Letter from the Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 4797, page 445, Register's Office for Davidson County, Tennessee, if applicable to the above described property.

4. Easement for right-of-way for public roads granted to Davidson County, Tennessee, of record in Book 1634, page 623, said Register's Office, if applicable to said property.

5. Easement for right-of-way granted to Southern Bell Telephone & Telegraph Co. of record in Book 1118, page 463, said Register's Office, if applicable to said property.

And we, the GRANTORS, do further covenant and bind ourselves, 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.

WITNESS our hands on this 29th day of July, 1988.

GRANTEES:

Steven R. Meador
STEVEN RAY MEADOR

Debra Sue Meador
DEBRA SUE MEADOR

GRANTORS:

Alvin Leon Dobbs
ALVIN LEON DOBBS

Lula Bell Dobbs
LULA BELL DOBBS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 7615 PAGE 223

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named STEVEN RAY MEADOR and wife, DEBRA SUE MEADOR, the bargainors, with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, this the 29th day of July, 1988.

Melinda June Mercer
NOTARY PUBLIC

My Commission Expires: 10/9/91.

2479 08/02 0101 03CHECK 101.90

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 ALVIN LEON DOBBS and wife, LULA BELL DOBBS, the bargainors, with whom I am personally acquainted and who acknowledged that they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, this the 29th day of July, 1988.

Melinda June Mercer
NOTARY PUBLIC

My Commission Expires: 10/9/91.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $28,000.00.

Alvin Leon Dobbs
AFFIANT

Sworn to and subscribed before me this the 29th day of July, 1988.

Melinda June Mercer
NOTARY PUBLIC

My Commission Expires: 10/9/91.

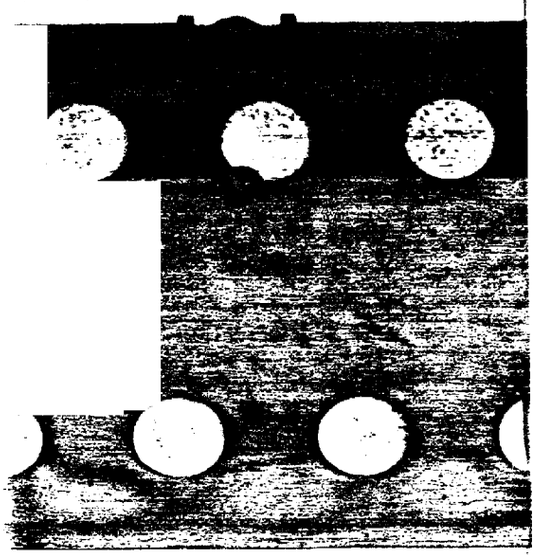
5470.00

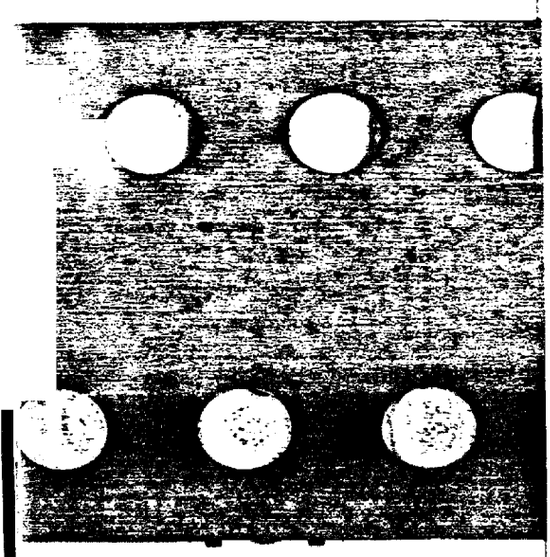
IDENTIFICATION REFERENCE

AUG 2 8 21 AM '88

FELIX Z. WILSON IT REGISTER
DAVIDSON COUNTY, TN

RUSH





OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7615 PAGE 224

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 28000.00
				CON TX 92.40
				PRFEE 0.50
				WDEED 9.00
				TOTAL 101.90
				CHECK 101.90
08/02/88	01			08:25 0001 2479

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5472.00

IDENTIFICATION REFERENCE

AUG 2 8 22 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 119081