FILE BOX 8/jcb

THIS INSTRUMENT PREPARED BY: **WILKINS & IVEY**, Attorneys
2405 Crestmoor Road, Nashville, Tennessee 37215-0157

BOOK 7766 PAGE 640

ADDRESS NEW OWNER:	MORTGAGEE:	MAP-PARCEL NUMBERS:
Jakie D. Cook 5300 Charlotte Ave. Nashville, TN 37209	SAME	MAP 116-1A PARCEL 3 8DZ-78203

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Dunham Springs Homeowners Association, a Tennessee not-for-profit Corporation hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Jakie D. Cook and wife, Beverly S. Cook hereinafter called the Grantee, Grantee's 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. 3 on the plan of Dunham Springs Residential PUD, of record in Book 6250, page 936, Register's Office for said County.

SAID Lot No. 3 fronts 53.65 feet on the easterly margin of Dunham Springs Lane (private street) and extends back 156.40 feet on the northerly line and 177.31 feet on the southerly line to a dead line in the rear, measuring 102.00 feet thereon.

BEING part of the same property conveyed to Dunham Springs Homeowners Association, a Tennessee not-for-profit corporation, by quitclaim deed from Dunham Springs Corp., a Tennessee Corporation, of record in Book 7008, page 977, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to the restrictive covenants, liens and other matters set forth in Book 6875, page 530, said Register's Office, and to the matters set forth in the above referenced plan of record.

4753 02/06 0101 03CHECK 452.00

This is (un)improved property, known as 105 Dunham Springs Lane, Nashville, TN 37215.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 3rd day of February, 1989.

DUNHAM SPRINGS HOMEOWNERS ASSOCIATION

BY: Frank L. Turner

Frank L. Turner, President

STATE OF TENNESSEE
COUNTY OF _____

On this _____ day of _____, 19___, before me personally appeared _____, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that _he_ executed the same as _____ free act and deed.

My Commission Expires: _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

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Before me, the undersigned, of the State and County aforesaid, personally appeared Frank L. Turner, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him self to be the President (or other officer authorized to execute the instrument) of the Dunham Springs Homeowners Association, 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 the corporation by him self as President. Witness my hand and official seal, at office in Nashville, Tennessee, this 3rd day of February, 19 89.

My Commission Expires: Oct 9, 1991

Notary Public

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ 135,000.00.

Affiant

Subscribed and sworn to before me, this the 3rd day of February, 19 89.

My Commission Expires: Oct 9, 1991

Notary Public

WARRANTY DEED

from:

DUNHAM SPRINGS HOMEOWNERS ASSOCIATION

to:

JAKIE D. COOK AND WIFE, BEVERLY S. COOK

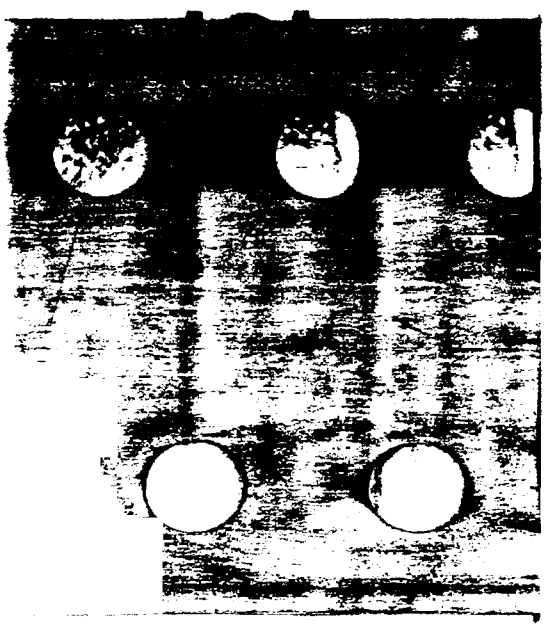
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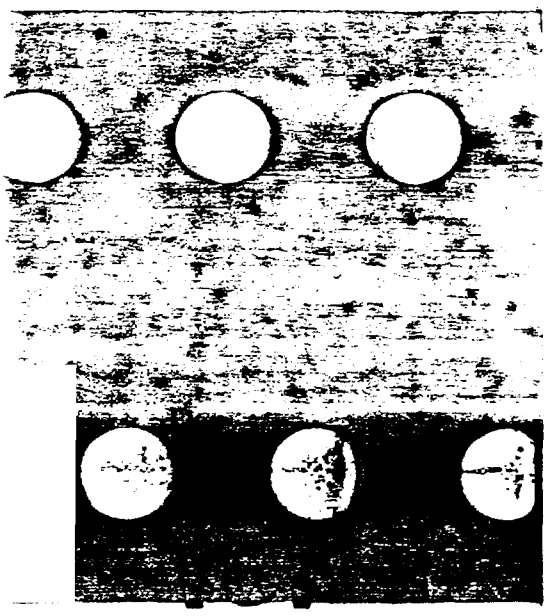
WILKINS & IVEY

Attorneys at Law
2405 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157

91690

TN 28174





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 7766 PAGE 642

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 135000.00
CON TX 445.50
PRFEE 0.50
WDEED 6.00
TOTAL 452.00
CHECK 452.00

02/06/89 01 10:37 0001 4753

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

069916

IDENTIFICATION

FEB 6 10 35 AM '89

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY, TN

No. 179254