FILE BOX 38 FILE #9024

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

BOOK 7936 PAGE 214

George E. Mudter, Jr., Atty.
229 Ward Circle, Suite C-11
Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
MICHAEL R. DOBBS (NAME)	NEW OWNER (NAME)	MAP 119-1
348 Valeria Street (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	PARCEL 342
Nashville, Tennessee 37211 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	6DA15368

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, DAVID E. BISHOP and CAROLE BISHOP HODGENS

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO MICHAEL R. DOBBS and wife, NANCY T. DOBBS

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

SEE ATTACHED EXHIBIT "A"

6541 1 IDENTIFICATION REFERENCE

SEP 13 8 05 AM '89

DAVIDSON COUNTY, TN

3839 09/13 0101 03CHECK 307.00

unimproved ( )
This is improved (X) property, known as 428 Valeria Street, Nashville, Tennessee 37211

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 8th day of September, 1989

David E Bishop
DAVID E. BISHOP

Carole Bishop Hodgens
CAROLE BISHOP HODGENS

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, DAVID E. BISHOP and CAROLE BISHOP HODGENS

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

Witness my hand at office, this 8th day of September, 19 89.

My commission expires 3/27/93 Notary Public Catherine Cotherman

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19____.

My commission expires _____ Notary Public _____

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 90,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF September, 1989

MY COMMISSION EXPIRES: 3/27/93 (AFFIX SEAL) Notary Public

WARRANTY DEED

FROM DAVID E. BISHOP and CAROLE BISHOP HODGENS

TO MICHAEL R. DOBBS and wife, NANCY T. DOBBS

PLEASE RETURN TO: FILE BOX 38
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926

Land in Davidson County, Tennessee, being part of an unnumbered lot on the map of W. G. Thuss' Addition as of record in Book 332, page 149, Register's Office for Davidson County, Tennessee, as follows:

Beginning at a point in the south line of Oriel Street which point is 50 feet eastwardly at right angles from the center line of the northbound main track of the Lewisburg Division of the Louisville & Nashville Railroad; thence in an easterly direction with the south line of Oriel Street, 190 feet to a point in the west line of New Street; thence southwardly, with the west line of New Street, 260 feet to the northeast corner of property conveyed by the Grantor to G. E. White by deed dated February 10, 1945; thence west with the said White's north line, 30 feet to his northwest corner; thence southward with the said White's west line, 50 feet to a point in the north line of Valeria Street; thence west with the said north line of Valeria Street as the same was originally platted and laid out, a distance of 220 feet to a point which is 50 feet eastwardly at right angles from the said centerline of northbound main track, said point being in the east right of way line of said Lewisburg Division of the Louisville & Nashville Railroad; thence north with the said right of way line; a distance of 320 feet, more or less, to the point of beginning.

Included in the above property but specifically excluded herefrom is that portion of the property conveyed in Book 5284, page 660, said Register's Office, and described as follows:

Land in Davidson County, Tennessee, being part of an unnumbered lot on the Map of W. G. Thuss' Addition as of record in Book 332, page 149, described as follows:

Beginning at a point in the southerly margin of Oriel Avenue 34 feet west of the southwest corner of Oriel Avenue and Austin Avenue; thence south 27 degrees 45 minutes west 100 feet to a point 72 feet westerly from Austin Avenue; thence south 19 degrees 53 minutes west 240.1 feet to a point on a curved line to the left in the northerly margin of Valeria Street, thence with the curved line and said margin of Valeria Street 144.4 feet to the easterly margin of Nolensville Road; thence with said Road north 21 degrees 08 minutes 30 seconds west 31.5 feet to the easterly margin of the L & N Railroad right of way; thence with said right of way 379.2 feet to the southerly margin of Oriel Avenue; thence with said margin south 84 degrees 35 minutes east 141.2 feet to the point of beginning and containing 1.04 acres.

Being part of the same property conveyed to David E. Bishop and Carol Bishop Hodgens by Quitclaim deed from Monte D. Curry, Trustee of record in Book 4570, Page 989, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 1989 Taxes, which have been prorated and assumed by the Grantees; (2) Easements of record in Book 5284, page 660; and (3) All matters appearing on the Plan of record in Plat Book 332, page 149, said Register's Office.

This is not now, nor has it ever been, the principal residence of the Grantors herein.

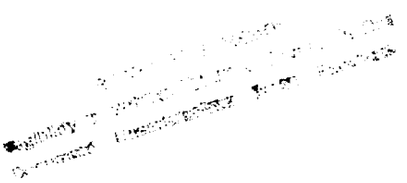
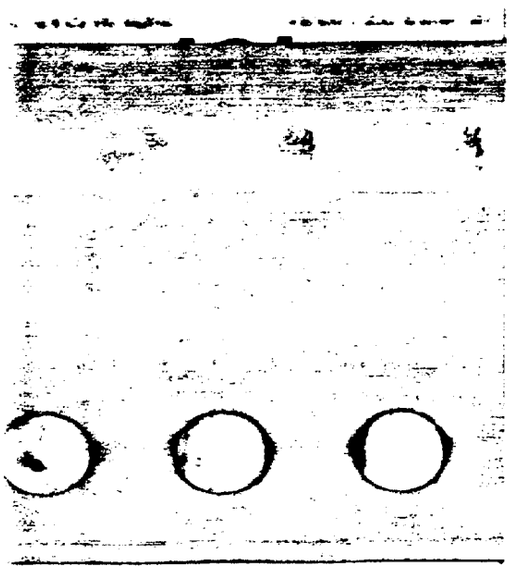
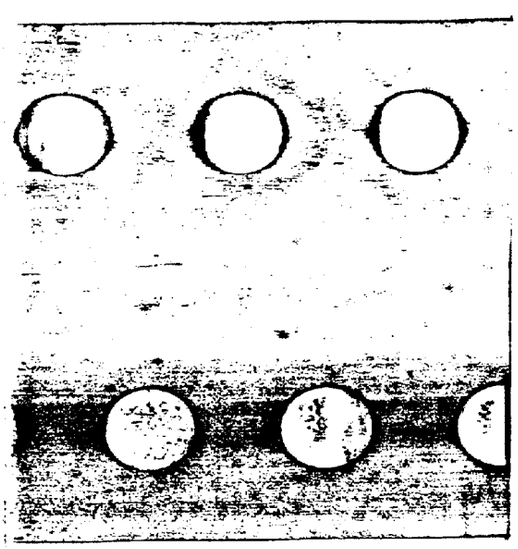


EXHIBIT "A"





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

RECEIVED OF _____

FOR _____

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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 90000.00
				CON TX 297.00
				PRFEE 1.00
				MDEED 9.00
				TOTAL 307.00
				CHECK 307.00
09/13/89	01			08:06 0001 3839

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6 5 4 1 1

IDENTIFICATION REFERENCE

SEP 13 8 06 AM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 247839