Box 40

BOOK 8184 PAGE 788 FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 125,000.00

John N. Hill
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21ST DAY OF August, 1990

Notary Public

MY COMMISSION EXPIRES: 9/26/92

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Dewey Pedigo, Jr., Attorney, 301 Stahlman Building, Nashville, Tenn. 37201
NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER	NAME & ADDRESS OF PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES	MAP-PARCEL NUMBERS
John H. Dunn, Jr., et al (NAME)	(NAME)	Map 171
5650 Cloverland Drive (STREET ADDRESS OR ROUTE NUMBER)	Same (STREET ADDRESS)	Par. 64
Brentwood Tn. 37027 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

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, WE JANE C. HICKERSON, A SINGLE PERSON

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO JOHN H. DUNN, JR., SHANNON MICHELLE DUNN, AND ANGEL RENEE DUNN AS JOINT TENANTS, WITH THE RIGHT OF SURVIVORSHIP

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

Land in the 6th, formerly the 8th Civil District of Davidson County, Tennessee, being Lot No. 11 on the Plan of Brentwood Gardens, as of record in Book 1130, page 16, Register's Office for said County.

Said Lot No. 11 fronts 150 feet on the easterly side of Cloverland or Frank Road and runs back 500 feet on the northerly line and 490.3 feet on the southerly line to a dead line, measuring 150 feet thereon.

Being the same property conveyed to James E. Hickerson and wife, Jane C. Hickerson by deed from Edward T. Walker, Jr. and wife, Ruth F. Walker of record in Book 4328, page 449, said Register's Office. The said James E. Hickerson having since died.

The 1990 Land taxes have been prorated, and are assumed by the Grantees.

This is unimproved ( ) improved (X) property, known as 5650 Cloverland Drive, Brentwood, Tennessee. 37027
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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. 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.

Witness my hand this 21 day of August, 19 90

X Jane C. Hickerson
Jane C. Hickerson

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named Jane C. Hickerson

the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 21st day of August, 1990.

Commission Expires 5-20-92

Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

Witness my hand and official seal at _____, _____, this _____ day of _____, 19____.

_____ Notary Public

Commission Expires _____

ED HILL REALTY CO.
2221 NOLENSVILLE RD.

53305

WARRANTY DEED

FROM

JANE C. HICKERSON

TO

JOHN H. DUNN, JR. ET AL

IDENTIFICATION REFERENCE

Aug 29 1 52 PM '90

FRANK F. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

4525 08/29 0101 03CHECK 419.50

ATTORNEYS TITLE™

A Minnesota Title Company

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

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 125000.00
CON TX 412.50
PRFEE 1.00
WDEED 6.00
TOTAL 419.50
CHECK 419.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 08/29/90 01 53153 0001 4525

53305

IDENTIFICATION REFERENCE

Aug 29 1 52 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 350906