This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

ADDRESS NEW OWNER:
Charles Douglas Dickens Jr. and Angela Karol Dickens
325 Prince Street
Nashville, TN 37207

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Troy & Nichols, Inc.
P. O. Box 4025
Monroe, LA 71211-4025

MAP AND PARCEL:
MAP 71-08
PARCEL 63
12DZ-04835

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Larry Wayne Priest and wife, Cherry Lynn Priest, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Charles Douglas Dickens Jr. and wife, Angela Karol Dickens, as tenants by the entirety , 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:

BEING the southerly 102.5 feet of Lot No. 56 on the Map of Haynie Oriental Subdivision, as of record in Book 161, Pages 26 and 27, Register's Office, Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Larry Wayne Priest, unmarried, by deed from John Frogge, Trustee with full power of record in Book 7378, Page 165, Register's Office for Davidson County, Tennessee.

Cherry Lynn Priest herein joins to convey any and all rights and interest she may have; especially her marital rights.

This is the same description as in previous deed of record. Grantee(s) hereby assumes and agrees to pay the unpaid balance on the existing mortgage held by Troy & Nichols, Inc. of record in Book 7378, Page 168, and re-recorded in Book 7382, Page 68, said Register's Office, the debt secured thereby and also hereby assumes the obligations under the terms of the instruments creating the loan. The escrow account and insurance to be transferred to Grantee(s).

THIS conveyance subject to such easements, setback lines and restrictive covenants of record in said Register's Office.

This is improved property known as 325 Prince Street, Nashville, TN 37207.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Charles Douglas Dickens Jr. and wife, Angela Karol Dickens, their heirs and assigns, forever; and we, Larry Wayne Priest and wife, Cherry Lynn Priest, 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 19th day of April, 1991.

Larry Wayne Priest

Larry Wayne Priest

Cherry Lynn Priest

Cherry Lynn Priest

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

7368 04/23 0101 03CHECK 127.78

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Larry Wayne Priest and wife, Cherry Lynn Priest, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 19th day of April, 1991.

NOTARY PUBLIC

My Commission Expires: 3/27/93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 36,616.22.

AFFIANT

Subscribed and sworn to before me this 19th day of April, 1991.

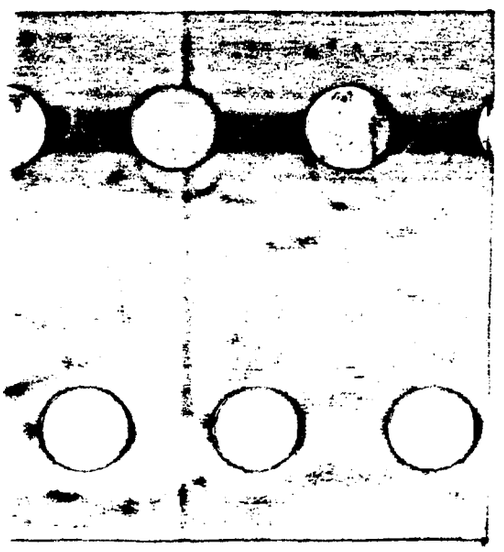
NOTARY PUBLIC
My Commission Expires: 3/27/93

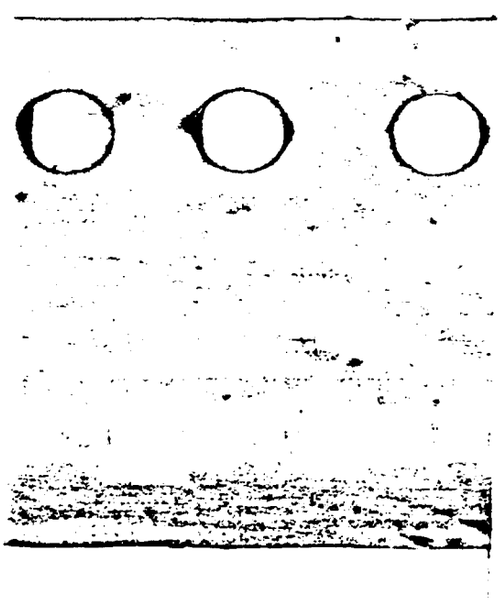
08790

IDENTIF. TREFERENCE

APR 23 10 39 AM '91

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY TN.





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8335 PAGE 757

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	36616-22
CON TX	120-78
PRFEE	1-00
MTGFEE	6-00
TOTAL	127-78
CHECK	127-78

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04/23/91 01 10:37 0001 7368

0 8 7 9 0

IDENTIF. REFERENCE

APR 23 10 39 AM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 415384