This Instrument Prepared By:
JOHN T. GWIN, ATTORNEY AT LAW
2542 North Mt. Juliet Road
Post Office Box 888
Mt. Juliet, TN 37122

ADDRESS NEW OWNER:
Jo Ann T. Hooper
2918 Leatherwood Drive
Nashville, Tennessee 37214

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
First Bank & Trust
1691 N. Mt. Juliet Road
Mt. Juliet, Tennessee 37122

MAP AND PARCEL:
Map 96
Group 10
Parcel 119
FBN 03DZ-59074

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, **Anita Evelyn Dozier and husband, L. C. Dozier,** hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto **Jo Ann T. Hooper,** unmarried, hereinafter called the Grantee, her 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. 266 on the Map of Cloverhill, Section V, as of record in Book 2133, page 88, Register's Office for said County.
>
> Said Lot No. 266 fronts 55 feet on the northerly side of Leatherwood Drive and runs back between lines, 154.3 feet on the easterly line and 172.3 feet on the westerly line to a dead line in the rear on which it measures 89 feet.
>
> Being the same property conveyed to William Leonard Coakley by deed from Senora Coakley, dated August 11, 1981, as of record in Book 5781, page 714, Register's Office for Davidson County, Tennessee. The said William Leonard Coakley, a single man, having since died and having devised the subject property to Anita Evelyn Dozier by Last Will and Testament, filed for record in Will Book 183, page 346, Office of the Probate Clerk for Davidson County, Tennessee.

This is improved property known as 2918 Leatherwood Drive, Nashville, TN 37214.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises, including all of those facts, conditions and limitations shown upon the Plat of record in Plat Book 2133, page 88, said Register's Office, including but not limited to a 60 foot minimum building setback line from Leatherwood Drive; an 75 foot easement for TVA transmission lines near the rear of the property; a 2.5 foot by 25 foot utility anchor easement at the southwest corner of the lot; and a 10 foot easement for public utilities and drainage along the rear line(s) of said property.

Real property taxes for 1993 have been settled between the parties, and are the responsibility of Grantee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Jo Ann T. Hooper, unmarried, her heirs and assigns, forever; and we, Anita Evelyn Dozier and husband, L. C. Dozier, do covenant with the said Grantee 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 Grantee, her 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 22nd day of October, 1993.

Anita Evelyn Dozier
Anita Evelyn Dozier

L. C Dozier
L. C. Dozier

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Anita Evelyn Dozier and husband, L. C. Dozier**, 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 Mt. Juliet, Tennessee, this the 22nd day of October, 1993.

93 OCT 29 AM 10:
FELIX Z. HAILEY, REGISTER
DAVIDSON COUNTY, TN

Patricia M. Surri
NOTARY PUBLIC

My Commission Expires: February 3, 1997

79481
IDENTIF. ← REFERENCE

STATE OF TENNESSEE)
COUNTY OF WILSON)

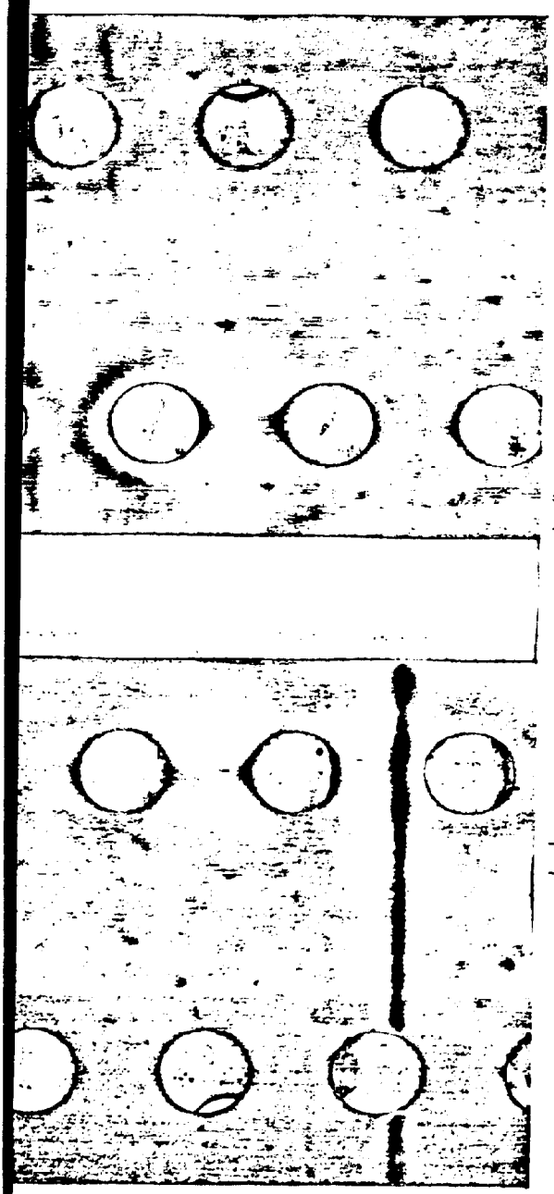
The actual value or consideration, whichever is greater, for this transfer is $ 57,500.00.

7654 10/29 0101 03CHECK 221.75

Jo Ann T. Hooper
AFFIANT

Subscribed and sworn to before me this 22nd day of October, 1993.

Patricia M. Surri
NOTARY PUBLIC
My Commission Expires: February 3, 1997



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

RECEIVED OF _____ BOOK 9131 PAGE 793

FOR _____

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 57500.00
				CON TX 212.75
				PRFEE 1.00
				WDEED 8.00
				TOTAL 221.75
				CHECK 221.75
			10/29/93 01	10:33 0001 7654

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

79481
IDENTIF. ↑ REFERENCE

93 OCT 29 AM 10: 32
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 715460