WARRANTY DEED BOOK 9909 PG 704

THIS INSTRUMENT WAS PREPARED BY

John M. Jordan, Attorney
2323 CRESTMOOR RD.,
NASHVILLE, TN. 37215

THIS INDENTURE, made and entered into as of the **27th** day of **December, 1995** by and between

CHRISTOPHER E. DUNN and SANDRA H. DUNN, HUSBAND AND WIFE ,

hereinafter referred to as Grantor, and

VICKIE C. REYNOLDS, AN UNMARRIED PERSON ,

hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the said Grantee the following described real estate, situated and being in the County of DAVIDSON, State of Tennessee:

LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING LOT NO. 4 ON THE PLAN OF HAYWOOD HILLS, SECTION ONE, AS OF RECORD IN BOOK 4460, PAGE 156, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING ALL THE SAME PROPERTY CONVEYED TO CHRISTOPHER E. DUNN AND WIFE, SANDRA H. DUNN BY DEED FROM WILLIAM J. CURRAN AND WIFE, PEGGY L. CURRAN OF RECORD IN BOOK 7254, PAGE 273 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

4830 01/04 0101 03CHECK 264.30

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said Grantee, his/her heirs, successors and assigns in fee simple forever.

The said Grantor does hereby covenant with the Grantee that the Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unencumbered except,

SUBJECT TO THE MATTERS SHOWN ON THE RECORDED PLAN AND TO THE RESTRICTIONS OF RECORD.

and that the title and quiet possession thereto Grantor will warrant and forever defend against the lawful claims of all persons.

Whenever 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 the signature of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

CHRISTOPHER E. DUNN

SANDRA H. DUNN

0138115
IDENTIF. # REFERENCE

96 JAN -4 PM 4:08
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN.

INDIVIDUAL

BOOK 9909 PG 705

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, **CHRISTOPHER E. DUNN and SANDRA H. DUNN, HUSBAND AND WIFE** , the within named 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 instrument for the purposes therein contained.

Witness my hand, at office, this **27th** day of **December, 1995**.

My Commission Expires MAY 23, 1998

Notary Public

Commission Expiration: _____

SANDY KING NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is **$69,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

MAXIMUM PRINCIPAL INDEBTEDNESS FOR TENNESSEE RECORDING TAX PURPOSES IS $ -0- .

Subscribed and sworn to before me this **27th** day of **December, 1995.**

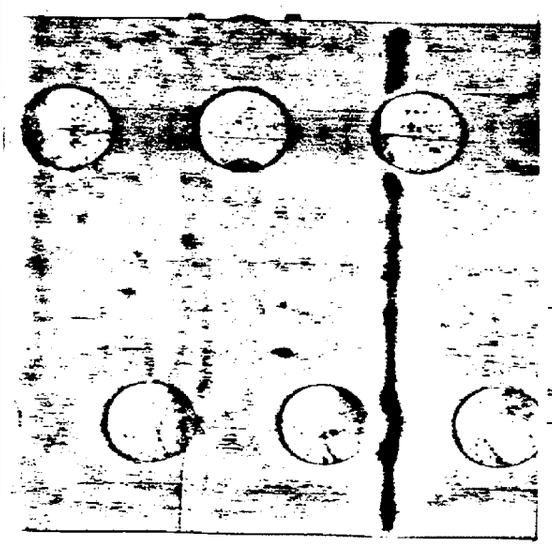
Notary Public

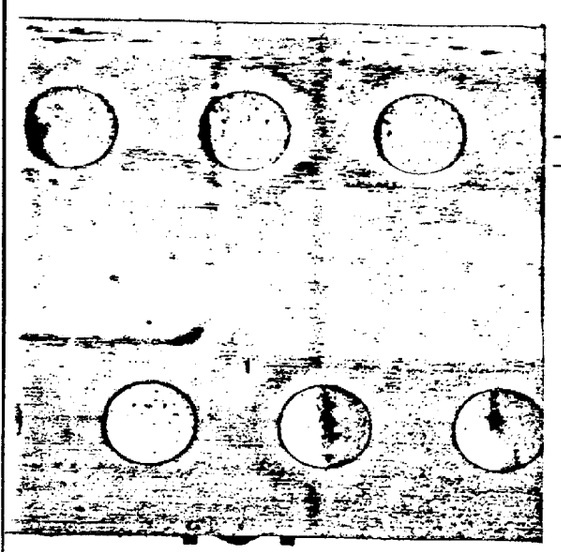
My Commission Expires MAY 23, 1998

Commission Expiration: _____

SANDY KING NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

RETURN TO:	SEND TAX BILLS TO:	PROPERTY ADDRESS:
ANDERSON & JORDAN ESCROW CO., INC. 2323 CRESTMOOR RD. NASHVILLE, TN. 37215	COUNTRYWIDE FUNDING 761 OLD HICKORY BLVD., STE 203 BRENTWOOD, TN. 37027	4904 ALGONQUIN TRAIL ANTIOCH, TN. 37013 MAP PARCEL NUMBER 162-3-231





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

RECEIVED OF _____

FOR _____

BOOK 9909 PG 706

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 69000.00
CON TX 255.30
PRFEE 1.00
WDEED 8.00
TOTAL 264.30
CHECK 264.30

01/04/96 01 16:11 0001 4830

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0138115
IDENTIF. ↑ REFERENCE

96 JAN -4 PM 4:08

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 993186