This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
231 Public Square, Suite 302
Franklin, TN 37064
(615) 794-7466

ADDRESS NEW OWNER:
William R. Dobbins and Kathryn Wood-Dobbins
909 Brenton Park Court
Brentwood, Tennessee 37027

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
First Republic Mortgage Corp.
3310 West End Avenue, Ste. 480
Nashville, Tennessee 37203

MAP AND PARCEL:
MAP 160-15B
PARCEL 3

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, Danco Development, Inc. hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto William R. Dobbins and wife, Kathryn Wood-Dobbins, tenancy 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 land located in Davidson County, Tennessee, known as Lot No. 3, of Brenton Park Subdivision, as of record in Plat Book 7900, Page 820, Register's office of said County, to which plan reference is hereby made for a more complete description of said lot.
>
> Being a part of the same property conveyed to Danco Development, Inc. , by deed from Rhona Leslie of record in Book 9428, Page 835, Register's Office for Davidson County, Tennessee.
>
> This is part of the same description as in previous deed of record.

Subject to Declaration of Covenants, Conditions, and Restrictions of record in Book 9488, Page 505, Register's Office, Davidson County, Tennessee.

Subject to By-Laws of record in Book 9488, Page 536, Register's Office, Davidson County, Tennessee.

Subject to Easements of record in Book 7808, Page 441; Book 7808, Page 498; Book 7808, Page 501 and Book 8149, Page 919, Register's Office, Davidson County, Tennessee.

Subject to all matters on Plan of record in Book 7900, Page 820, Register's Office, Davidson County, Tennessee.

Subject to all matters on Plat of record in Book 1130, Page 16, Register's Office, Davidson County, Tennessee.

This is improved property known as 909 Brenton Park Court, Brentwood, TN 37027.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said William R. Dobbins and wife, Kathryn Wood-Dobbins, their heirs and assigns, forever; and we, Danco Development, Inc. 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 4th day of January, 1996.

Danco Development, Inc.

Austin Daniel, President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Austin Daniel as , President of Danco Development, Inc., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained and who further acknowledged that he/she is the , President 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 and official seal at Brentwood, Tennessee, this the 4th day of January, 1996.

NOTARY PUBLIC

NOTARY PUBLIC ANGELA LAY DAVIDSON COUNTY, TENN. AT LARGE

My Commission Expires:

My Commission Expires MAY 23, 1998

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 201,500.00.

AFFIANT

Subscribed and sworn to before me this 4th day of January, 1996.

NOTARY PUBLIC
My Commission Expires:

NOTARY PUBLIC ANGELA LAY DAVIDSON COUNTY, TENN. AT LARGE

My Commission Expires MAY 23, 1998

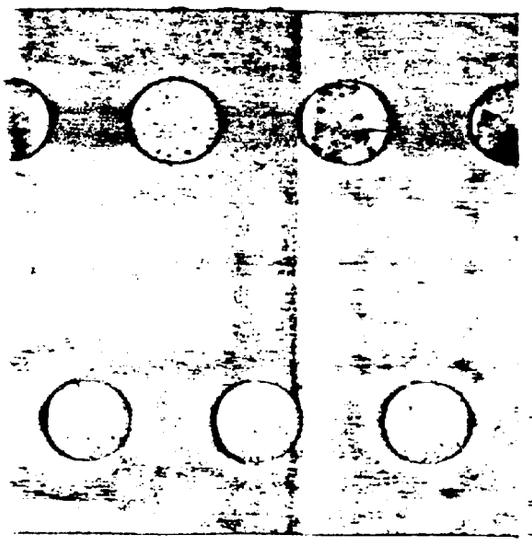
98 JAN 17 PM 12:18

DAVIDSON COUNTY TN

011589

IDENTIFICATION REFERENCE

3537 01/17 0101 03CHECK 754.55



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

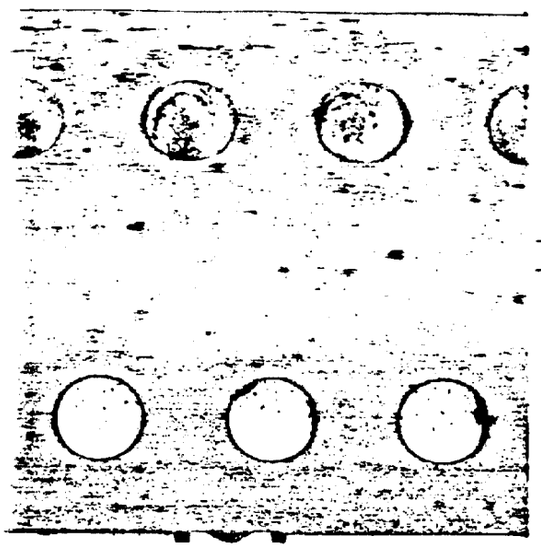
RECEIVED OF _____

FOR _____

BOOK 9920 PG 19

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	
	201500.00
CON TX	745.55
PRFEE	1.00
MTGED	8.00
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK	754.55
CHECK	754.55

01/27/96 01 12:20 0001 3537

0141589
IDENTIF. # REFERENCE

96 JAN 17 PM 12:18
FELIX Z. WILSON, II
DAVIDSON COUNTY, TN.

No. 996844