BOOK 10002 PG 274

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $50,000.00

Edward L Dozier
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 6th DAY OF March 1996

Notary Public

MY COMMISSION EXPIRES: 5-28-99

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
5034 Thoroughbred Ln., Ste A, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO: /and Mortgagee is:	MAP-PARCEL NUMBERS
Edward L. Dozier etal (NAME)	Same (NAME)	48 44
4700 Eatons Creek Road (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee (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, LULA MAI HOLT, UNMARRIED

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Edward Leroy Dozier and wife, Belinda G. Dozier, for during their separate natural lives, with full power to convey, encumber or dispose of without the joinder of any remainderman, and at their death to the heirs of Belinda G. Dozier 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:

See attached

96 APR -3 AM 9:48
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

IDENTIFICATION REFERENCE 0167085.

5904 04/03 0101 03CHECK 198.00

Being the same property conveyed to Lula Mai Holt, unmarried, by deed from the Estate of Doxey D. Patton in Book 2649, page 507, said Register's Office.

This property is conveyed subject to the 1996 property taxes which the grantees agree to assume and pay.
It is further noted that Lula Mai Holt is the grandmother of Belinda G. Dozier and this is property passing to her by reason of the familial relationship.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

This is unimproved ( ) improved (XX) property, known as 4700 Eatons Creek Road, Nashville, Tennessee
(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 6th day of March, 1996

Lula Mai Holt by Fran Johnston

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Fran Johnston, 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 on behalf of Lula Mai Holt as her Attorney-in-Fact as the free act and deed of the within named Lula Mai Holt.

Witness my hand and official seal at Brentwood, TN this the 6th day of March, 1996.

Notary Public

My Commission Expires: 5-25-99

State of _____

County of _____

Before me, _____ of 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 President (or other officer authorized to execute the instrument) of the _____, the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

WITNESS my hand and seal, at office in _____, this _____ day of _____, 19____.

NOTARY PUBLIC

My commission expires:

_____

BOOK 10002 PG 275

WARRANTY DEED

FROM

Lula Mai Holt

TO

Edward Leroy Dozier and wife,

Belinda G. Dozier

PATRICIA SPICER CARDEN
Attorney At Law
5034 Thoroughbred Lane
Brentwood, Tennessee 37027

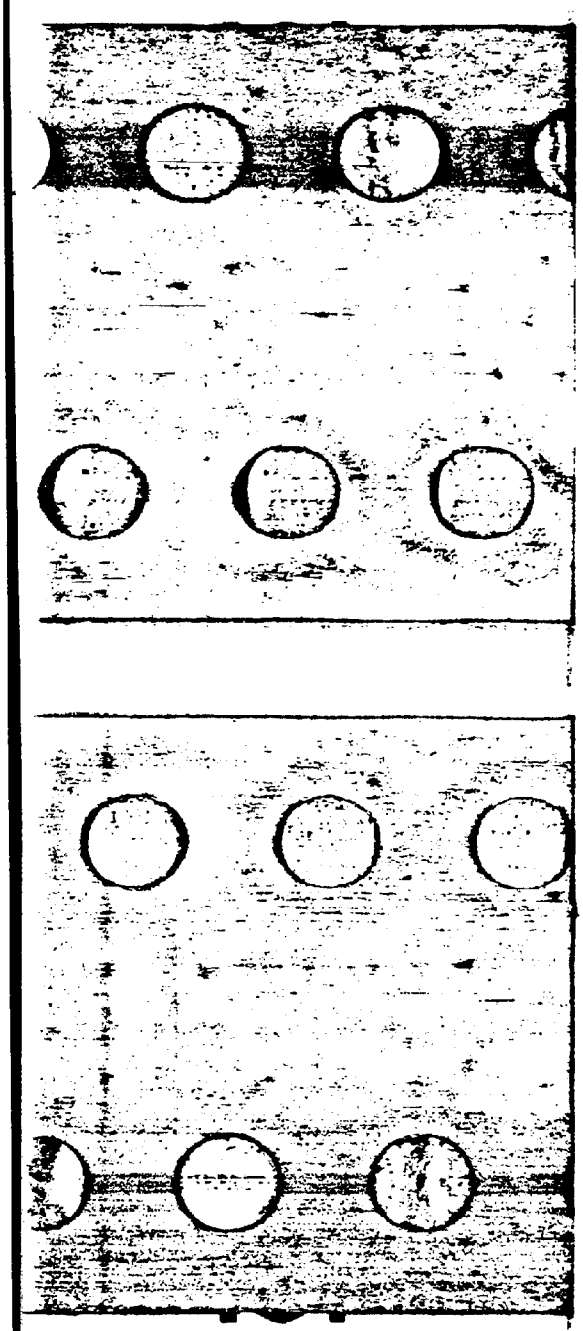
RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

BOOK 10002 PG 276

LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being described according to survey of H. & H. Land Surveying, Inc. dated February 27, 1996 as follows:

Beginning at a point in the Easterly margin of Eatons Creek Road, being the Southwest Corner of tax map parcel 48 44 on said Road; thence with the margin of said road, North 23 Degrees 34'20" West 184.79 feet to an iron pin; thence North 29 Degrees 59'20" West 706.94 feet to an iron pin; thence leaving the margin of said road, North 60 Degrees 20'18" East 540.99 feet with a fence row to a point being a 10" hackberry tree; thence with a Margin of the Earl C. Downey, Jr. property of record in Deed Book 7775, page 470, South 10 Degrees 29'08" East 485.46 feet to a fence post; thence with the margin of said Downey property, North 66 Degrees 45' 53" East 453.92 feet to an iron pin; thence with the Westerly margin of a 20 foot roadway as set out in Deed Book 7775, page 471 in the Register's Office for Davidson County, Tennessee, South 24 Degrees 49'41" West 207.62 feet to an iron pin, South 30 Degrees 07'09" West 215.44 feet to an iron pin, South 45 Degrees 30' 43" West 240.00 feet to an iron pin, and South 41 Degrees 14'16" West 276.16 feet to an iron pin at the point of beginning; containing 9.781 acres.



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ 10002 pg 277

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	50000.00
CON TX	185.00
PRFEE	1.00
WDEED	12.00
TOTAL	198.00
CHECK	198.00

04/03/96 01 09:52 0001 5904

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0167085
IDENTIF. ↑ REFERENCE

96 APR -3 AM 9:49
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1023901