THIS INSTRUMENT PREPARED BY:

Homer R. Ayers, Attorney At Law
303 Frances Street
P. O. Box 904
Goodlettsville, Tennessee 37070-0904

BOOK 10023 PG 630

Warranty Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Hollis H. Malone, et ux 1201 Old Dickerson Rd. Goodlettsville, Tn. 37072	Same as New Owner	Map 17 Parcel 186 Field Book 10D 09565

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, ANNIE LEE TAYLOR, unmarried, hereinafter referred to as the "GRANTOR", has bargained and sold, and by these presents does transfer and convey unto HOLLIS H. MALONE and wife, DEBBIE C. MALONE, hereinafter referred to as the "GRANTEES", their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in the 10th Civil District of Davidson County, Tennessee, and described according to a survey made by John R. Alley, Surveyor, August 13, 1966, as follows:

BEGINNING in the center of Lickton Pike at a point 19-1/2 feet south of an iron spike marking Joe B. Cuffman's southeast corner, corner of the line of I. B. Cuffman, Jr.; thence, with the center of said Pike, north 20 deg. 25' east 19.5 feet to said Joe B. Cuffman's corner, continuing with the center of said Pike, as follows: North 21 deg. 23' east 165 feet, north 14 deg. 34' east 75 feet, north 6 deg. 03' east 75 feet, north 0 deg. 15' east 75 feet, north 5 deg. 02' west 75 feet, and north 7 deg. 39' west 126.5 feet to a corner of the Herbert Epps property; thence, with the line of said Epps' property as follows: South 77 deg. east 164.5 feet, north 88 deg. 09' east 36 feet, north 80 deg. 20' east 28.2 feet, north 64 deg. 39' east 34.5 feet, north 56 deg. 35' east 34 feet, north 52 deg. east 72.5 feet, north 27 deg. east 142 feet to a stake, a corner to Shelby Greer; thence, with the line of said Greer property south 60 deg. east 243 feet to an iron stake, south 25 deg. west 31.5 feet to a post, and north 76 deg. 45' east 73.5 feet to a white oak, a corner of the Billy Pike property; thence, with the line of said Pike property, south 27 deg. 47' west 326.5 feet to a walnut tree, and south 38 deg. 08' west 455 feet to a stake in the line of the aforesaid I. B. Cuffman, Jr., property; thence with the line of said Cuffman property, North 85 deg. west 342.5 feet to the beginning, containing 7.5 acres, more or less.

BEING the same property conveyed to Charles Hughes Taylor and wife, Annie Lee Taylor, by deed from Charles Hughes Taylor, of record in Book 4655, page 125, Register's Office for Davidson County, Tennessee. And, the said Charles Hughes Taylor having since died, the property is now vested in his surviving spouse, Annie Lee Taylor, in fee simple. By her signature hereto, Annie Lee Taylor represents and warrants that all debts and obligations owing by Charles Hughes Taylor during his lifetime or by reason of his death, have been fully paid and satisfied.

The legal description, as hereinabove set forth is the same as that contained in the previous Deed of Record.

The current mailing address for said property is 5719 Lickton Pike, Goodlettsville, TN 37072.

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 I, the GRANTOR, do covenant with the said GRANTEES, that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it and warrant that the same is unencumbered, except as follows:

BOOK 10023 PG 631

1. Taxes for the year 1996, which are a lien but not yet due and payable, and which have been prorated between the parties and will be paid, in full, by the GRANTEES, when due. The property will be subject to Greenbelt taxes, if and when the property is subdivided.

And I, the GRANTOR, do further covenant and bind myself, my 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.

WITNESS our hands on this the 19th day of April, 1996.

"GRANTOR"

Annie Lee Taylor
ANNIE LEE TAYLOR

"GRANTEES"

Hollis H. Malone
HOLLIS H. MALONE

Debbie C. Malone
DEBBIE C. MALONE

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANNIE LEE TAYLOR, and HOLLIS H. MALONE and wife, DEBBIE C. MALONE, 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 the 19th day of April, 1996.

Patsy C. Davidson
NOTARY PUBLIC

PATSY C. DAVIDSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN
MY COMMISSION EXPIRES:
DECEMBER 6, 1997

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is $135,000.00.

Hollis H. Malone
Affiant

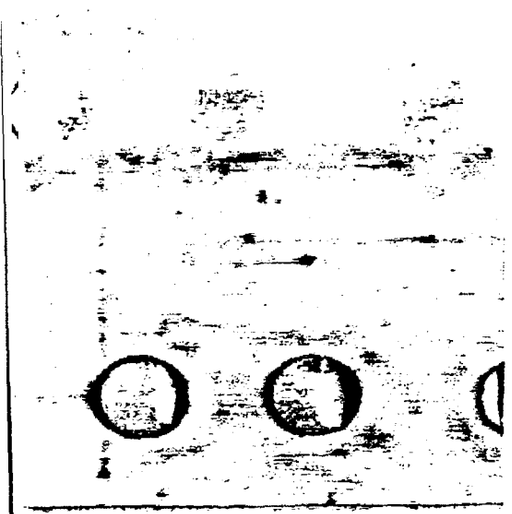
Sworn to and subscribed before me, this the 19th day of April, 1996.

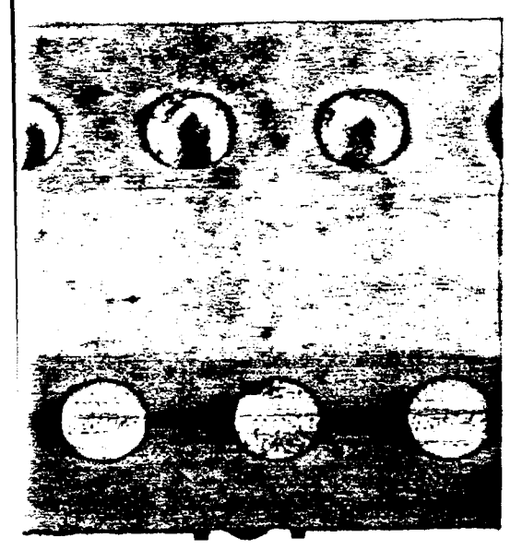
Patsy C. Davidson
NOTARY PUBLIC

PATSY C. DAVIDSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN
MY COMMISSION EXPIRES:
DECEMBER 6, 1997

0173997
INSTR. REFERENCE

96 APR 23 PM 3:58





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10023 PG 632

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
			CHK	
				135300.00
			[illegible] TX	499.50
			PRFEE	2.00
			MISC	3.00
			[illegible]	508.50
			CHEC	508.50
			[illegible]	3323

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0173997
IDENTIF. & REFERENCE

95 APR 23 AM 8:58

DAVIDSON COUNTY, TN.

No. 1031252