OLD REPUBLIC

National Title Insurance Company
344 Fourth Avenue North
Nashville, Tennessee 37219-1611

BOOK 10047 PG 443

STATE OF TENNESSEE)
COUNTY OF)
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 206,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 9th DAY OF May 1996

NOTARY PUBLIC

My Commission expires: 12-9-2000

THIS INSTRUMENT PREPARED BY

T. Larry Edmondson, 2nd Floor, 808 Broadway, Nashville, TN 37203

NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Michael B. Dodson et ux (NAME)	SAME (NAME)	198-00-089
626 Rich Hill Road (ADDRESS)	(ADDRESS)	
Nolensville, TN 37135 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Warranty Deed

For and in Consideration of the sum of $ 10.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, we

Randall C. Michael and wife, N. Beth Michael

hereinafter called the **GRANTORS**, have bargained and sold, and by these presents do transfer and convey unto

Michael B. Dodson and wife, Rita B. Dodson

hereinafter called the **GRANTEES**, their heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

SEE ATTACHMENT

96 MAY 13 AM 9:22
DAVIDSON COUNTY, TN.

0664 05/13 0101 03CHECK 775.20

IDENTIF. ↑ REFERENCE 0180874

unimproved ( )
This is improved (X) property, known as 626 Rice Hill Road (House Number) (Street) Nolensville (City) TN (State) 37135 (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. We do covenant with 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 set out herein. We do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the 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 our hands this 9th day of May, 1996.

Randall C. Michael
RANDALL C. MICHAEL

N. Beth Michael
N. BETH MICHAEL

INDIVIDUAL ACKNOWLEDGMENTS:

BOOK 10047 PG 444

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named Randall C. Michael and wife, N. Beth Michael, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 9th day of May, 1996

My Commission expires: 1-29-2000

Lea S. Richard
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

STATE OF TENNESSEE }
County of }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named _____, the bargainor(s), with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

CORPORATE OR PARTNERSHIP ACKNOWLEDGMENT:

STATE OF TENNESSEE }
County of }

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who, upon oath, acknowledged _____self to be the _____ of _____, the within named bargainor, a corporation (or partnership), and that ____, as such officer (or partner), being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation (or partnership) by _____self as such officer (or partner).

Witness my hand and official seal at office this _____ day of _____, 19____.

My Commission expires:

_____
Notary Public

ATTACHMENT BOOK 10047 PG 445

Tract No. 6 of land in the 5th Civil District of Davidson County, Tennessee, and described on an unrecorded survey by Robert E. Francis, Surveyor (License No. 1669) dated September 18, 1984, and revised November 20, 1984, as follows:

Beginning at a nail in the center line of Kidd Road (Williamson County) being the SE corner of property of James McCanless and the SW corner of Tract No. 1 of this survey; thence with the easterly line of McCanless (fenced), N 4 deg. 50' E 1510.9 feet to a pin by a corner post being the BEGINNING of this survey, the SE corner of this tract; thence with the northerly line (fenced) of McCanless N 81 deg. 36' W 468.8 feet to a point in the fence line and N 83 deg. 35' W 693.1 feet to a pin in a fence corner being the SW corner of this tract; thence with the easterly line of Frank A. Millraney N 6 deg. 15' E 367.5 feet to a pin being the NW corner of this tract; thence with the southern line of Tract No. 7 of this survey S 84 deg. 23' 12" E 1,153.70 to a pin in the cul-de-sac of a 50 foot wide private road being the NE corner of this tract; thence with the westerly line of Tract No. 4 of this survey S 5 deg. 06' 49" W 400.0 feet to the beginning, containing 10.0 acres, more or less.

Being the same property conveyed to Randall C. Michael and wife, N. Beth Michael by deed from Richard H. Kester and wife, Tina C. Kester of record in Book 9781, page 121, Register's Office for Davidson County, Tennessee.

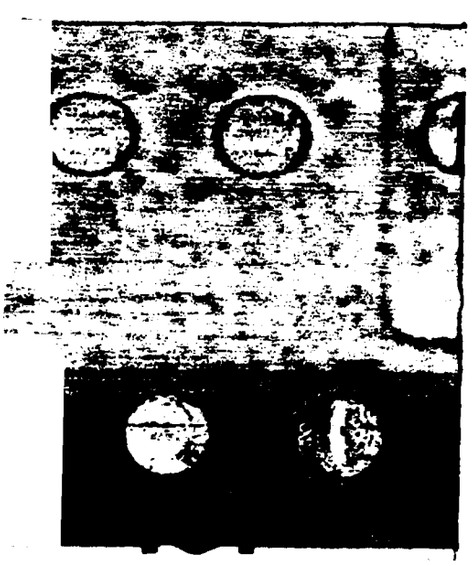
Included in this conveyance is a permanent easement 50 feet in width for ingress and egress from Kidd Road along a private roadway described by instrument of record in Book 6436, page 461, Regiter's Office for Davidson County, Tennessee and Book 504, page 499, Register's Office for Williamson County, Tennessee.

Included in this conveyance is a permanent easement 50 feet in width for ingress and egress from the land herein conveyed to the private roadway mentioned above. This easement is described by

This conveyance is made subject to restrictive covenants of record in Book 6436, Page 454, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all existing restrictions and easements of record in the Register's Office for Davidson County, Tennessee.





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10047 PG 446

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	
	206000.00
CON TX	762.20
PRFEE	1.00
MDEED	12.00
TOTAL	775.20
CHECK	775.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 0664

0180874
IDENTIF. ◆ REFERENCE
96 MAY 13 AM 9:22
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1038645