BOOK 10058 PG 418

THIS INSTRUMENT PREPARED BY:

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

Warranty Deed

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Lori D. Atchley DBA RCW Contractors POBox 658 Goodlettsville, Tn. 37070-0658	Same as New Owner	Map 26-9 Parcel 34 Field Book GO 07136

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, the ESTATE OF CHRISTINE McLAIN JONES, by CLEO M. HOOPER, JAMES D. DALLAS, BETTY McCLUNG, GEORGE HENRY McLAIN and RICHARD WAYNE JONES, SR., Executor of the Estate of Christine McLain Jones, deceased, hereinafter referred to as the "GRANTORS", have bargained and sold, and by these presents do transfer and convey unto LORI D. ATCHLEY, a single woman, DBA RCW CONTRACTORS, hereinafter referred to as the "GRANTEE", her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 25 on Section 5 of Clark Place, at Goodlettsville, Tennessee, a plat of which is of record in Plat Book 2331 at page 159, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Olin J. Jones and wife, Christine W. Jones, by deed from Miss Elaine Roscoe, E. H. Drake and H. R. Drake, of record in Book 2640, page 512, Register's Office for Davidson County, Tennessee. And, the said Olin J. Jones died, testate, on July 23, 1995, at which time the property became vested in his surviving spouse, Christine W. Jones a/k/a Christine McLain Jones. And, the said Christine W. Jones a/k/a Christine McLain Jones died, testate, on February 2, 1996, and by the terms and conditions of her Last Will and Testament dated August 14, 1995 and filed for probate on February 9, 1996, in the Probate Court for Davidson County, Tennessee, *In the matter of The Estate of Christine McLain Jones, deceased,* Docket Number 96P237, the said property became vested in Cleo M. Hooper, James D. Dallas, Betty McClung and George Henry McLain.

Christine W. Jones and Christine M. Jones and Christine McLain Jones being one and the same person.

RICHARD WAYNE JONES, SR., Executor of the Estate of Christine McLain Jones, deceased, joins in this conveyance to confirm that the said Estate remains open but that sufficient funds remain within the Estate for the payment of all debts, taxes and costs of administration of the said Estate.

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 219 Cima Drive, 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 GRANTEE, her heirs and assigns, forever.

And WE, the GRANTORS, do covenant with the said GRANTEE, that we are 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:

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 GRANTEE, when due.

2. Subject to any and all matters as they may appear on the Plan of Section 5 of Clark Place at Goodlettsville, Tennessee, of record in Plat Book 2331, page 159, Register's Office for Davidson County, Tennessee.

And WE, the GRANTORS, do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEE, her heirs and assigns, against the lawful claims of all persons whomsoever.

CLEO M. HOOPER executes this Warranty Deed as Attorney-in-Fact for JAMES D. DALLAS under a Power of Attorney of record in Book 10036, page 844, Register's Office for Davidson County, Tennessee.

CLEO M. HOOPER executes this Warranty Deed as Attorney-in-Fact for BETTY McCLUNG under a Power of Attorney of record in Book 10036, page 848, Register's Office for Davidson County, Tennessee.

CLEO M. HOOPER executes this Warranty Deed as Attorney-in-Fact for GEORGE HENRY McLAIN under a Power of Attorney of record in Book 10036, page 846, Register's Office for Davidson County, Tennessee.

WITNESS our hands on this the 17th day of May, 1996.

"GRANTORS"

Cleo M. Hooper
CLEO M. HOOPER

James D. Dallas
JAMES D. DALLAS
BY: CLEO M. HOOPER, Attorney In Fact

Betty McClung
BETTY McCLUNG
BY: CLEO M. HOOPER, Attorney In Fact

George Henry McLain
GEORGE HENRY McLAIN
BY: CLEO M. HOOPER, Attorney In Fact

Richard Wayne Jones, Sr.
RICHARD WAYNE JONES, SR.
Executor of the Estate of Christine McLain Jones

"GRANTEE"

Lori D. Atchley
LORI D. ATCHLEY, a single woman
DBA RCW CONTRACTORS

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, CLEO M. HOOPER, RICHARD WAYNE JONES, SR., and LORI D. ATCHLEY, a single woman, DBA RCW Contractors, 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 17th day of May, 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 }

On this the 17th day of May, 1996, before me, personally appeared CLEO M. HOOPER, to me known to be the person who executed the foregoing instrument on behalf of JAMES D. DALLAS, BETTY McCLUNG and GEORGE HENRY McLAIN, and acknowledged that she executed the same as the free act and deed of the said JAMES D. DALLAS, BETTY McCLUNG and GEORGE HENRY McLAIN.

WITNESS my hand and official seal this the 17th day of May, 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 $141,000.00.

Lori D. Atchley
Affiant

Sworn to and subscribed before me, this the 17th day of May, 1996.

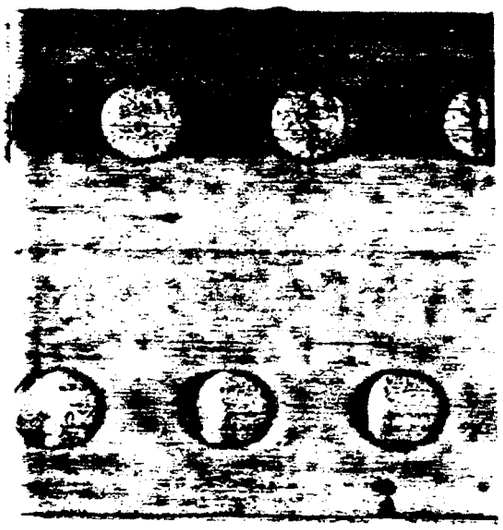
Patsy C. Davidson
NOTARY PUBLIC

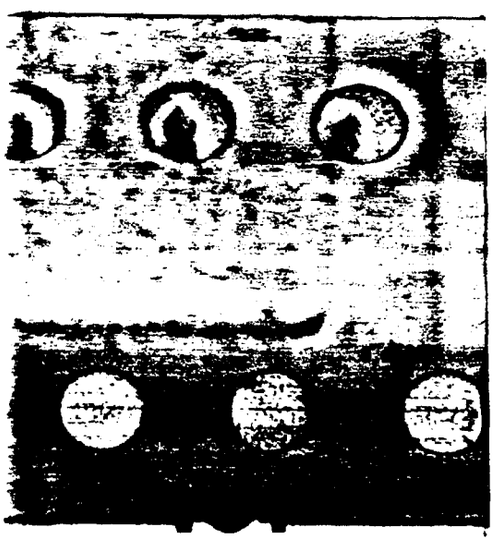
PATSY C. DAVIDSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN
MY COMMISSION EXPIRES:
DECEMBER 6, 1997

0184361
IDENTIF. ↑ REFERENCE

96 MAY 23 AM 8:36
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

4465 05/23 0101 03CHECK 534.70





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

RECEIVED OF _____

FOR _____

BOOK 10058 PG 421

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 141000.00
CON TX 521.70
PRFEE 1.00
WDEED 12.00
TOTAL 534.70
CHECK 534.70

05/23/96 01 08:38 0001 4465

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0184361
IDENTIF. ← REFERENCE

96 MAY 23 AM 8:36

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1042400