WARRANTY DEED

RECORD AND RETURN TO:
FILE BOX 7
SATURN & MAZER
(34713)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 124,000.00

Jane Daugherty
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF July 19 96

ALAN L. SATURN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

Notary Public

MY COMMISSION EXPIRES: 11/28/98
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Saturn & Mazer Title Services, 212 Third Avenue, North, Nashville, Tennessee 37201

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
STEVEN R. DICKERSON (NAME)	NASHVILLE BANK OF COMMERCE (NAME)	53-13-61
1412 JOE PYRON DR (ADDRESS)	218 20TH AVENUE NORTH (ADDRESS)	11D-94280
MADISON, TN 37115 (CITY) (STATE) (ZIP)	NASHVILLE, TN 37203 (CITY) (STATE) (ZIP)	

FOR AND 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, JOHN M. SHARP AND WIFE, KAYE SHARP

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO STEVEN R. DICKERSON AND WIFE, KATRINA L. ALLEN

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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 137 ON THE PLAN OF KIMBOLTON SUBDIVISION, PHASE I, AS OF RECORD IN BOOK 6900, PAGE 276, 277, AND 278, AMENDED IN BOOK 7577, PAGE 553, SAID REGISTER'S OFFICE.

SAID LOT NO. 137 FRONTS 74.42 FEET ON THE SOUTHEASTERLY SIDE OF JOE PYRON DRIVE AND RUNS BACK 318.94 FEET ON THE SOUTHWESTERLY LOT LINE AND A TOTAL OF 348.28 FEET ON THE NORTHEASTERLY LOT LINE TO A LINE IN THE REAR WHICH MEASURES 75.48 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO MICHAEL SHARP AND WIFE, KAYE T. SHARP BY DEED FROM PHILLIPS BUILDERS, INC. OF RECORD IN BOOK 8409, PAGE 113; AND BY DEED FROM KAYE T. SHARP, FORMERLY KAYE T. DYER OF RECORD IN BOOK 8858, PAGE 345, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

JOHN M. SHARP AND MICHAEL SHARP ARE ONE AND THE SAME PERSON.
KAYE SHARP AND KAYE T. SHARP ARE ONE AND THE SAME PERSON.

THE FOREGOING IS THE SAME LEGAL DESCRIPTION AS APPEARS IN THE PREVIOUS DEED OF RECORD.

unimproved ( )
This is improved (X) property, known as 1412 JOE PYRON DR, MADISON, TN 37115
(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 our hand S this 5th day of July, 19 96

John M Sharp
JOHN M. SHARP

Kaye Sharp
KAYE SHARP

BOOK 10121 PG 353

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 JOHN M. SHARP AND WIFE, KAYE SHARP

the bargainor S, 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 and official seal at Nashville, Tennessee, this 5th day of July, 19 96.

Commission expires 11/28/98

NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

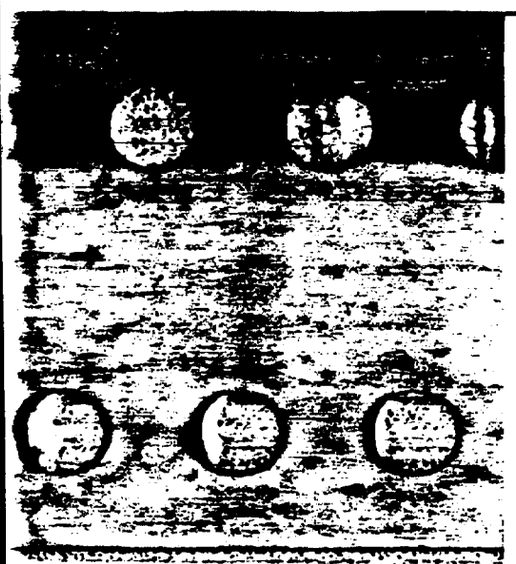
_____
Notary Public

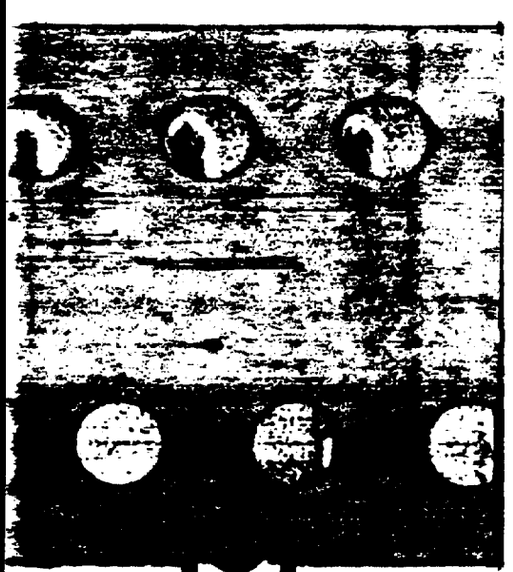
0203738
IDENTIF. & REFERENCE

96 JUL 15 PM 2:40

REGISTER
DAVIDSON COUNTY, TN.

3123 07/15 2101 03CHECK 467.





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

RECEIVED OF _____

FOR _____

BOOK 10121 PG 354

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	124000.00
			CON TX	458.80
			PRFEE	1.00
			WDEED	8.00
			TOTAL	467.80
			CHECK	467.80

07/15/96 01 14:44 0001 5418

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0203738
IDENTIF. ↑ REFERENCE

95 JUL 15 PM 2:40

REGISTER
DAVIDSON COUNTY, TN.

No. 1063094