File Box 9-B
First Title and
Escrow Company, Inc.

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
2000 Richard Jones Road, Ste 110 BOOK 10322 PG 580
Nashville, Tennessee 37215

#14358

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
HOWARD M. DOBSON	NEW OWNER	MAP 104-14-F
(NAME)	(NAME)	
2838 Woodlawn Drive		PARCEL 5
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, Tennessee 37215		FB 7DA 92800
(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, JON PHILLIP RODGERS, married

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO HOWARD M. DOBSON AND WIFE, JILL HAYDEL

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Unit 5 on the Plan of Woodlawn Court Condominiums of record in Plat Book 6900, pages 862 and 863, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of Woodlawn Court Condominiums, a horizontal property regime established by Master Deed and By-Laws of record in Book 7792, page 360, said Register's Office.

Being the same property conveyed to Jon Phillip Rodgers, married by deed from Robert James Singer, married of record in Book 9287, page 62, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 1997 Taxes, which have been prorated and assumed by the Grantees; (2) Restrictions of record in Book 7792, page 360; (3) Easements of record in Book 6237, page 572; (4) Charter of record in Book 7794, page 952 amended in Book 8237, page 335; (5) Agreement of record in Book 7264, page 166; and (6) All matters appearing on the Plan of record in Plat Book 6900, pages 862 and 863, said Register's Office.

Sherry Rodgers, spouse of Jon Phillip Rodgers, joins in the execution of this instrument for the purpose of conveying any interest she may have in the subject property by virtue of her marriage to the said Jon Phillip Rodgers.

unimproved ( )
This is improved (XX) property, known as 2838 Woodlawn Drive, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 15th day of January, 19 97

Jon Phillip Rodgers, By Betty Borth attorney-in-fact
JON PHILLIP RODGERS
BY: BETTY BORTH, ATTORNEY-IN-FACT
BY POWER OF ATTORNEY RECORDED
SIMULTANEOUSLY HEREWITH

Sherry Rodgers, By Betty Borth attorney-in-fact
SHERRY RODGERS
BY: BETTY BORTH, ATTORNEY-IN-FACT
BY POWER OF ATTORNEY RECORDED
SIMULTANEOUSLY HEREWITH

STATE OF TENNESSEE
COUNTY OF _____

BOOK 10322 PG 581

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

_____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained.

Witness my hand at office, this _____ day of _____, 19 _____.

My commission expires _____ Notary Public _____

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, _____

_____

with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ of _____ _____ the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand at Office, this _____ day of _____, 19 _____

My commission expires _____ Notary Public _____

97 JAN 17 AM 10:30
DAVIDSON COUNTY, TN
REGISTER'S OFFICE

RECEIVED FOR REFERENCE
026015

State of Tennessee:
County of Davidson:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Betty Borth, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Attorney-In-Fact for the said Jon Phillip Rodgers and Sherry Rodgers and is authorized by the said Jon Phillip Rodgers and Sherry Rodgers to execute this instrument on their behalf.

Witness my hand, at Office on this 15th day of January, 1997.

Notary Public

My Commission Expires: 9/23/2000

5752 01/17 0101 03CHECK 608.40

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 162,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF January, 19 97

MY COMMISSION EXPIRES: 9/23/2000
(AFFIX SEAL)

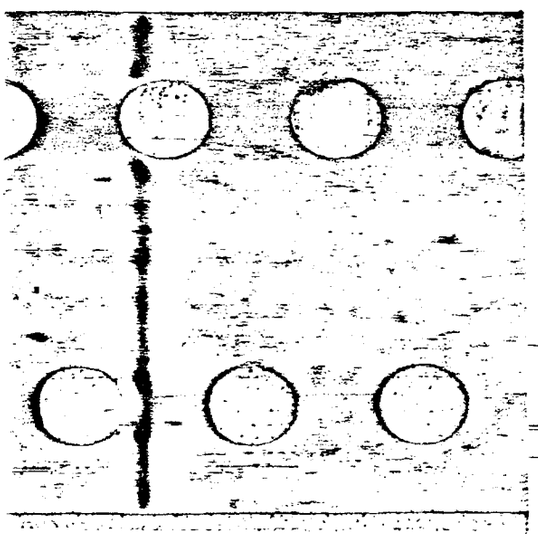
Notary Public

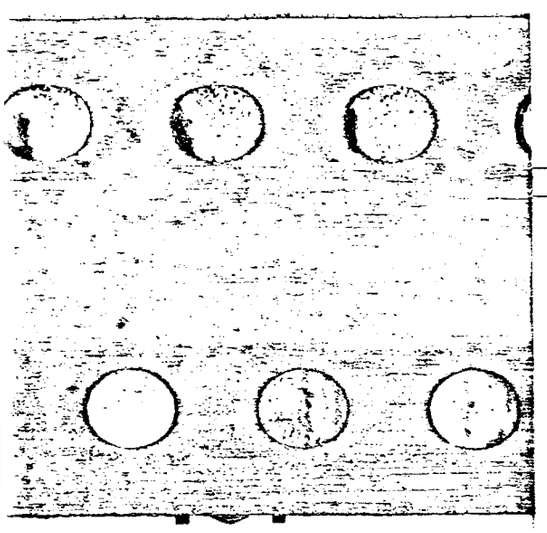
WARRANTY DEED

FROM
JON PHILLIP RODGERS

TO
HOWARD M. DOBSON AND WIFE, JILL HAYDEL

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
Suite 11C The Paddock
229 Ward Circle
P.O. Box 926
BRENTWOOD, TENNESSEE 37024-0926





OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10322 PG 582

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
162000.00
CON TX 599.40
PRFEE 1.00
WDEED 8.00
TLTAL 608.40
CHECK 608.40

01/17/97 01 10:32 0001 5752

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0265045
IDENTIF. & REFERENCE

97 JAN 17 AM 10:30

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1108248