PREPARED BY (AND RETURN TO):

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

BOOK 10514 PG 42

W & I Ref: (pmt) Title No: 38944
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Janice A. Jackson 1412 Forest Side Court Nashville, TN 37221	Countrywide Home Loans 718 Thompson Lane Nashville, TN 37204

TAX MAP-PARCEL NUMBERS: Map 141-15C, Parcel 31 (09D 77416)

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$ 142000.00,** cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **William E. Dillon and spouse, Pamela Petty Dillon,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Janice A. Jackson,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 146 on the Plan of Phase 5, Rolling River Estates of record in Book 5800, Page 33, Register's Office for said County.

BEING the same property conveyed to William E. Dillon by deed from David Mark Baldwin and wife, Wendy Kraemer Baldwin of record in Book 9390, Page 656, Register's office for Davidson County, Tennessee. William E. Dillon has since, in order to create a tenancy by the entirety, conveyed all of his interest in subject property to William E. Dillon and wife, Pamela Petty Dillon by Quitclaim Deed of record in Book 9957, Page 491, said Register's Office.

Description Reference: The description is the same as that used in the last deed prior to this transaction..

The property herein conveyed is subject to restrictive covenants of record in Book 4892 Page 689, Book 5855, Page 605, Book 4892, Page 679, and Book 4892, Page 671, said Register's Office, and to the matters set forth in the referenced Plan of record.
This is improved property, known as: 1412 Forest Side Court, Nashville, TN 37221

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, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 30th day of June, 1997.

William E. Dillon

Pamela Petty Dillon

State of Tennessee
County of Davidson

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On this 30th day of June, 1997, before me the undersigned authority, personally appeared **William E. Dillon** and **Pamela Petty Dillon**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

My Commission Expires: _____ Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 142000.00

Affiant

Sworn and subscribed before me on the 30th day of June, 1997.

Notary Public

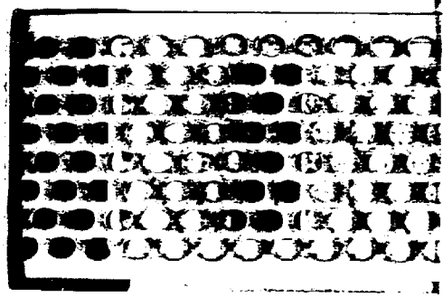
My Commission Expires: _____

PERCY WILKINS, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. EXP. 5-28-2000

0322059
IDENTIF. & REFERENCE

97 JUL -2 AM 8:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

9852 07/02 0101 03CHECK 534.40



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

RECEIVED OF _____

FOR _____

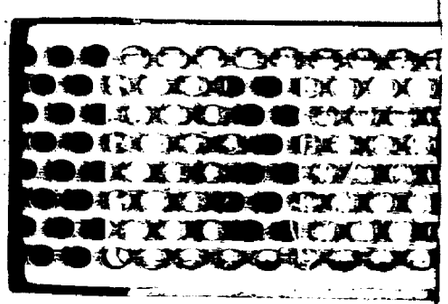
BOOK 10514 PG 44

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	142000.00
CON TX	525.40
PRFEE	1.00
WDEED	8.00
TOTAL	534.40
CHECK	534.40

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 9852



0322059
IDENTIF. # REFERENCE

97 JUL -2 AM 8:53
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1169634