BOOK 10587 PG 418

THIS INSTRUMENT PREPARED BY:
David B. Herbert
ORTALE, KELLEY, HERBERT & CRAWFORD
200 Fourth Avenue North
Nashville, TN 37219-0375

WARRANTY DEED

Name and Address of New Owner: Phillip H. Featherstone and Kristi Dorn Featherstone 224 Haverford Avenue Nashville, Tennessee 37205
Send Tax Bills To: Dime Mortgage, Inc. P.O. Box 395 Albion, New York 14411
Street Address of Subject Property: Map-Parcel No: 224 Haverford Avenue Map 129-4 Nashville, Tennessee 37205 Parcel 42.00

FOR AND IN CONSIDERATION of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **JOHN S. HICKS AND WIFE, JACQUELINE S. HICKS,** hereinafter called **"GRANTORS,"** have bargained and sold, and by these presents do transfer and convey unto **PHILLIP H. FEATHERSTONE AND WIFE, KRISTI DORN FEATHERSTONE,** hereinafter called **"GRANTEES,"** their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

SEE EXHIBIT "A" ATTACHED HEREWITH AND INCORPORATED HEREIN BY REFERENCE

The conveyance of the above described parcel of land is subject to the following:

1. 1997 Metropolitan Davidson County taxes which have been prorated by the parties and assumed by the Grantees;

2. All matters shown on the Plan of record in Book 547, page 142, Register's Office for Davidson County, Tennessee.

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 GRANTORS do covenant with the said GRANTEES that they 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 GRANTORS do further covenant and bind themselves, their heirs and assigns, 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 my hand this 28th day of August, 1997.

JOHN S. HICKS

JACQUELINE J. HICKS

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

On this 28th day of August, 1997, before me personally appeared John S. Hicks and wife, Jacqueline J. Hicks to me known to be the person(s) described in, and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed.

Witness my hand and official seal.

Notary Public

My Commission Expires:

NOTARY PUBLIC
AT LARGE
David B. Herbert
My Commission Expires
March 24, 2001
STATE OF TENNESSEE

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

The actual consideration or value whichever is greater, for this transfer is $303,000.00.

Affiant

Subscribed and sworn to before me, this the 28th day of August, 1997.

NOTARY PUBLIC
My commission expires:_____

NOTARY PUBLIC
AT LARGE
David B. Herbert
My Commission Expires
March 24, 2001
STATE OF TENNESSEE

EXHIBIT "A"

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Land in Davidson County, Tennessee, being the easterly portion of Lot No. 11 and the westerly portion of Lot No. 12 on the Plan of Bransford Realty Company's Subdivision of a part of Lot No. 10 West Meade Subdivision of record in Book 547, page 142, Register's Office for Davidson County, Tennessee, and described as follows:

Beginning at a point in the southwesterly margin of Haverford Avenue, said point being the northwesterly corner of the property conveyed to Peggy Easter Whitfield by deed of record in Book 5081, page 369, Register's Office for Davidson County, Tennessee, and said point being further decribed as 121 feet northwest of the northeast corner of Lot No. 12;

Thence with Whitfield's westerly line southwestwardly 215 feet to a point in the rear line of Lot No.12;

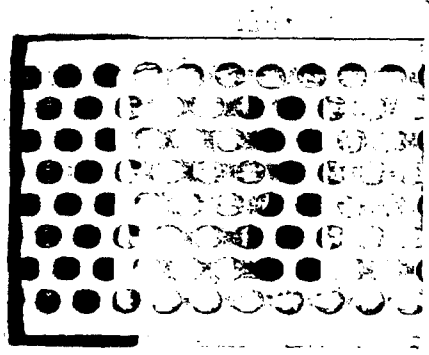
Thence with the rear lines of Lots Nos. 12 and 13 northwestwardly 150 feet to the southeasterly corner of the property conveyed to Jane F. Rule by deed of record in Book 4536, page 569, Register's Office for Davidson County, Tennessee;

Thence with Rule's easterly line northeastwardly 225 feet more or less to a point in the southwesterly margin of Haverford Avenue;

Thence with the southwesterly margin southeastwardly 125 feet to the point of beginning.

Being the same property conveyed to John S. Hicks and wife, Jacqueline J. Hicks by Warranty Deed from Anita F. Truitt, of record in Book 7204, page 237, Register's Office for Davidson County, Tennessee.

0342897
IDENTIF. & REFERENCE
97 AUG 29 PM 1:50
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.
2634 08/29 0101 03CHECK 1134.10



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

RECEIVED OF _____

FOR _____

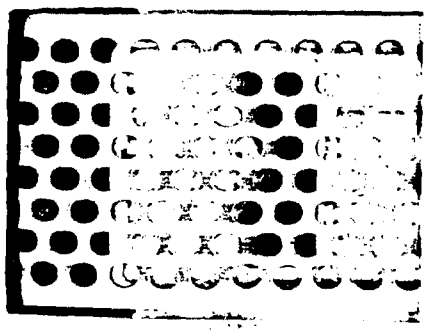
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT
303000.00
CON TX 1121.10
PRFEE 1.00
WDEED 12.00
TOTAL 1134.10
CHECK 1134.10
08/29/97 01 13:50 0001 2634

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



03428897
IDENTIF. ↑ REFERENCE

97 AUG 29 PM 1:50
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1192134